

APPROVED: DEPARTMENT OF PLANNING & ZONING
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
 CHIEF, DIVISION OF LAND DEVELOPMENT
 DIRECTOR

DATE: 11/26/01
 DATE: 11/30/01
 DATE: 11/30/01

Y-II Elev's 1, 3 & 4 (no opt. Sun Rm.)
 A (NO OPT. 2-CAR GAR.)
 B-99 (NO OPT. SUN RM.)
 G-99 (NO OPT. SUN RM.)
 J-96
 N
 Q (NO OPT. SUN RM.)
 Q-II (NO OPT. SUN RM.)
 T
 T-II (NO OPT. SUN RM.)
 PATUXENT (NO OPT. SUN RM., 4' MBR OR 4' KIT. EXT.)

Y-II Elev's 1, 1B & 2 W/OUT OPTIONS
 A (NO OPT. 2-CAR GAR.)
 B-99 (NO OPT. SUN RM.)
 Y-II (NO OPT. SUN RM.)

Y-II Elev's 1, 1B and 2 no opt. Sun Rm.
 A (NO OPT. 2-CAR GAR.)
 B-99 (NO OPT. SUN RM.)
 E-99 (NO OPT. SUN RM.)
 G-99 (NO OPT. SUN RM.)
 N (NO OPT. SUN RM.)
 O-99
 S (NO OPT. SUN RM.)
 T (NO OPT. SUN RM.)
 Y-II Elev's 3 and 4 no opt. Sun Rm. or 2'x42' Rear Ext.

Y-II Elev's 1, 1B and 2 no opt. Sun Rm.
 A (NO OPT. 2-CAR GAR.)
 B-99 (NO OPT. SUN RM.)
 E-99 (NO OPT. SUN RM.)
 G-99 (NO OPT. SUN RM.)
 N (45' ONLY NO OPT. SUN RM.)
 Q (NO OPT. SUN RM.)
 Q-II (NO OPT. SUN RM.)
 T
 T-II (NO OPT. SUN RM.)
 Y-II (NO OPT. SUN RM.)
 PATUXENT

DEVELOPER'S/BUILDERS CERTIFICATE
 I/We certify that the landscaping shown on this plan will be done according to plan, section 16.124 of the Howard County Code and the Howard County Landscape Manual. I/We further certify that upon completion a Certificate of Landscape Installation, accompanied by an executed one year guarantee of plant materials, will be submitted to the Department of Planning and Zoning.

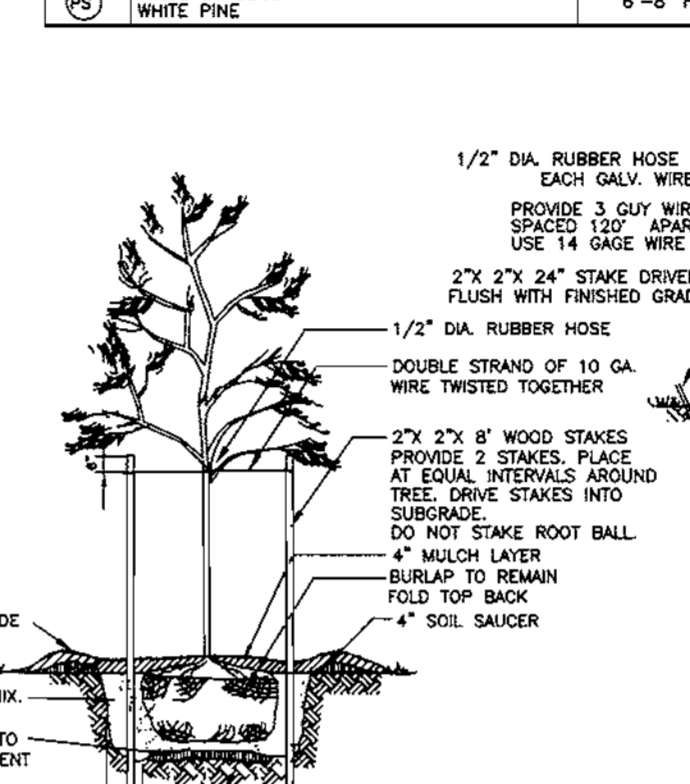
Name: [Signature] Date: 11-30-01

SCHEDULE A PERIMETER LANDSCAPE EDGE		LOT 23	LOT 36
Category	Adjacent to Roadways	B	B
Landscaping Type		104.45'	124.84'
Frontage/Perimeter			
Number of Plants Required		2	2
Shade Trees	(1/50)	2	3
Evergreen Trees	(1/40)	*	*
Number of Plants Provided			
Shade Trees			
Evergreen Trees			
Surety Amounts		\$1,050	\$1,050

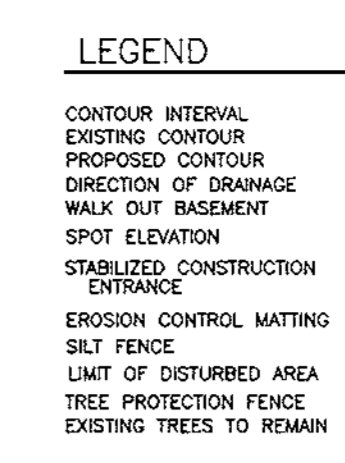
* Comments: Planting to be provided per the New Town Alternative Compliance method.

- All plant materials shall be full and heavy, be well formed and symmetrical, conform to the most current AAN specifications and be installed in accordance with HRD planting specifications.
- Contractor shall verify location of all underground utilities prior to digging.
- Final location of plant material may need to vary to meet final field conditions. Trees shall not be planted in the bottom of drainage swales.

PLANT SCHEDULE			
KEY	PLANT NAME	SIZE	QUAN.
(AS)	ACER RUBRUM 'OCTOBER GLORY'	2 1/2" CAL.	19
(AS)	OCTOBER GLORY RED MAPLE	6"-8" HT.	B&B
(PS)	PINUS STROBUS WHITE PINE	6"-8" HT.	B&B

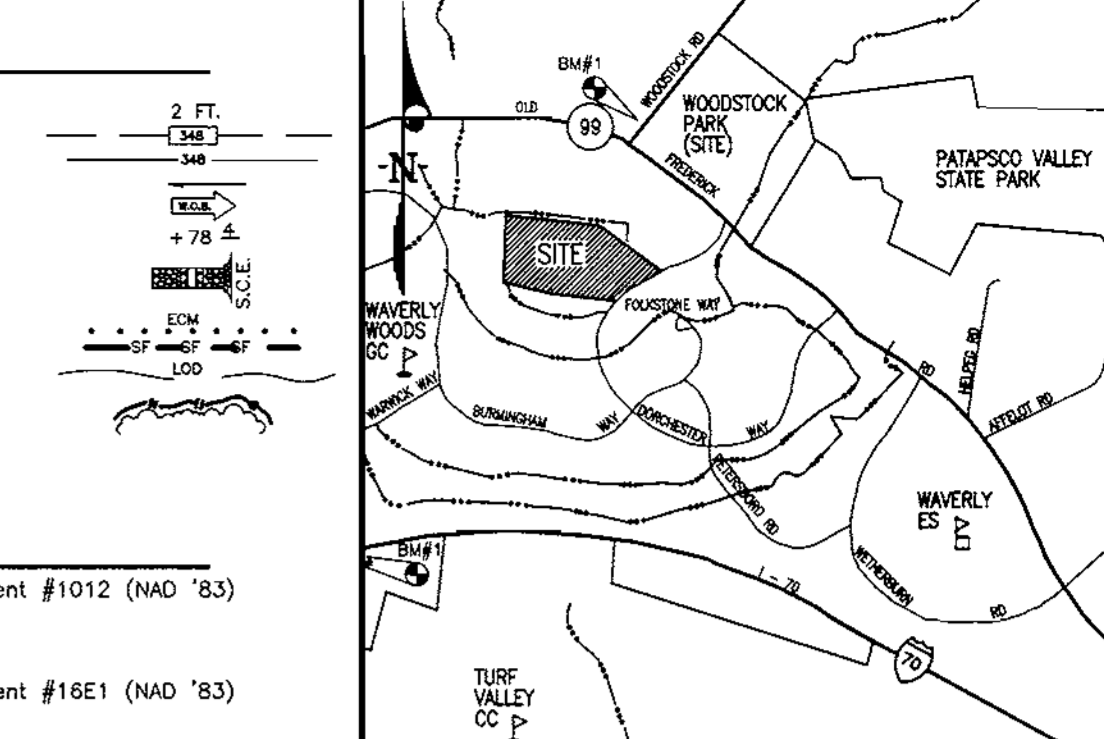


PLANTING DETAIL NO SCALE



LEGEND
 CONTOUR INTERVAL
 EXISTING CONTOUR
 PROPOSED CONTOUR
 DIRECTION OF DRAINAGE
 WALK OUT BASEMENT
 SPOT ELEVATION
 STABILIZED CONSTRUCTION ENTRANCE
 EROSION CONTROL MATTING
 SILT FENCE
 LIMIT OF DISTURBED AREA
 TREE PROTECTION FENCE
 EXISTING TREES TO REMAIN

BENCHMARKS:
 Howard County Monument #1012 (NAD '83)
 N 601,080.177
 E 1,345,336.758
 Howard County Monument #16E1 (NAD '83)
 N 593,250.932
 E 1,340,192.711



VICINITY MAP
 Scale: 1"=2000'

GENERAL NOTES:

- Subject property is zoned: RSC per 10-18-93 Comprehensive Zoning Plan.
- The total area included in this submission is: 5.90 Acres.
- The total number of lots included in this submission is: 33.
- Improvement to property: Single Family Detached.
- Department of Planning and Zoning reference file numbers: F-01-93, P-00-18, S-94-07, ZB 929M.
- Utilities shown as existing are taken from approved Water and Sewer plans Contract #24-3943-D and approved Road Construction plans F-01-93.
- Any damage to county owned rights-of-way shall be corrected at the developer's expense.
- All roadways are public and existing.
- The existing topography was taken from Road Construction Plans prepared by Fisher, Collins & Carter, Inc.
- The coordinates shown hereon are based upon the Howard County Geodetic Control which is based upon the Maryland State Plane Coordinate System - Howard County Monuments Numbers: #1012 & 16E1.
- The contractor shall notify the Department of Public Works/Division of Construction Inspection at (410) 313-1880 at least twenty-four (24) hours prior to the start of work.
- The contractor shall notify "Miss Utility" at 1-800-257-7777 at least 48 hours prior to any excavation work.
- For driveway entrance details, refer to Ho. Co. Design Manual Volume IV details R.6.03 & R.6.05.
- In accordance with Section 128 of the Ho. Co. zoning regulations, bay windows, chimneys or exterior stairways not more than 16 feet in width may project not more than 4 feet into any setbacks, porches, or decks, open or enclosed may project not more than 10 feet into the front or rear yard setback.
- Water quality and quantity treatment for the proposed roadways and lot is being provided by extended detention facility, this facility will be privately owned and maintained by the homeowners association.
- No clearing, grading or construction is permitted within the required wetland, stream buffers or forest conservation areas except for the work associated with the approved construction plans. All forest to remain within the areas shown as "Forest Conservation Easement" meet the minimum requirements of the forest conservation act.
- No clearing, grading or construction is permitted within the forest conservation easement. However, forest management practices as defined in the deed of forest conservation are allowed.
- SHC Elevations shown are at the property line.
- This plan has been prepared in accordance with the provisions of section 16.124 of the Howard County Code and Landscape Manual. Financial Surety for the trees in schedule A in the amount of \$2100.00 shall be part of the Builders grading permit applications.
- The Forest Conservation Obligation for Section 11, Area 4 has been met by the creation of 2 retention easements totaling 1.255 AC (on-site) in Section 11, Area 4 and by the creation of 15.3 AC of retention easement (off-site).
- Stormwater quantity and quality for this subdivision is provided in the existing pond constructed at the northwest corner of the intersection of Dorchester Way and Maryland Route 99 in Open space lot 21, section 4, area 2, GTW's Waverly Woods (F-95-174).

ADDRESS CHART

LOT NUMBER	STREET ADDRESS
23	2100 ABBOT WAY
24	2104 ABBOT WAY
25	2108 ABBOT WAY
26	2112 ABBOT WAY
27	2116 ABBOT WAY
28	2120 ABBOT WAY
29	2124 ABBOT WAY
30	2128 ABBOT WAY
31	2132 ABBOT WAY
32	2136 ABBOT WAY
33	2140 ABBOT WAY
34	2144 ABBOT WAY
35	2148 ABBOT WAY
36	10524 HOUNSLOW COURT
37	10528 HOUNSLOW COURT
38	10532 HOUNSLOW COURT
39	10536 HOUNSLOW COURT
40	10540 HOUNSLOW COURT
41	10544 HOUNSLOW COURT
42	10548 HOUNSLOW COURT
43	10552 HOUNSLOW COURT
44	10556 HOUNSLOW COURT
45	10560 HOUNSLOW COURT
46	10564 HOUNSLOW COURT
47	10568 HOUNSLOW COURT
48	10572 HOUNSLOW COURT
49	10576 HOUNSLOW COURT
50	10580 HOUNSLOW COURT
51	10584 HOUNSLOW COURT
52	10588 HOUNSLOW COURT
53	10592 HOUNSLOW COURT
54	10596 HOUNSLOW COURT
55	10600 HOUNSLOW COURT
56	10572 HOUNSLOW COURT
57	10576 HOUNSLOW COURT
58	10580 HOUNSLOW COURT
59	10584 HOUNSLOW COURT
60	10588 HOUNSLOW COURT
61	10592 HOUNSLOW COURT
62	10596 HOUNSLOW COURT
63	10600 HOUNSLOW COURT
64	10544 HOUNSLOW COURT
65	10548 HOUNSLOW COURT
66	10552 HOUNSLOW COURT
67	10556 HOUNSLOW COURT
68	10560 HOUNSLOW COURT
69	10564 HOUNSLOW COURT
70	10568 HOUNSLOW COURT
71	10572 HOUNSLOW COURT
72	10576 HOUNSLOW COURT
73	10580 HOUNSLOW COURT

SHEET INDEX

DESCRIPTION	SHEET NO.
COVER SHEET	1 of 6
SITE DEVELOPMENT PLANS	2 - 3 of 6
SEDIMENT & EROSION CONTROL PLANS	4 - 6 of 6

SPECIAL NOTES:

This plan is for house siting and lot grading only. Improvements shown within the rights-of-way on this S.D.P. are not to be used for construction. For construction, see approved Road Construction Plans F-01-93 and/or approved Water and Sewer Plans Contract.

OWNER / DEVELOPER

WAVERLY WOODS DEVELOPMENT CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
 8,000 MAIN STREET
 ELLICOTT CITY, MARYLAND 21042

SUBDIVISION NAME	SECTION/AREA	LOTS/PARCELS
WAVERLY WOODS	11/4	23-36, 50-66, 72 & 73
PLAT NO.	BLOCK NO.	ZONE
14867-14869	5	RSC
TAX MAP NO.	ELECTION DIST.	CENSUS TRACT
16	3rd	6030
WATER CODE	SEWER CODE	
H 05	5992500	

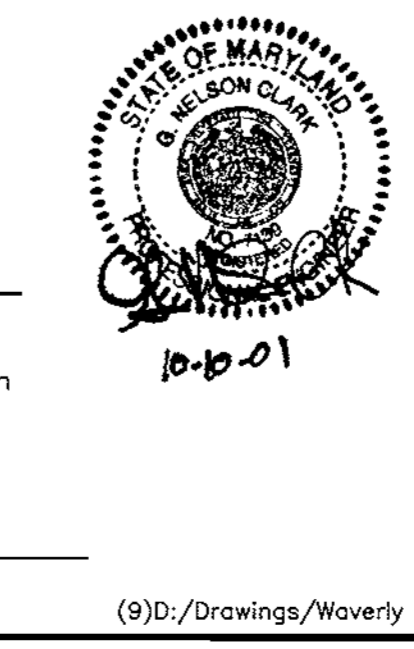
CLARK · FINEFROCK & SACKETT, INC.
 ENGINEERS · PLANNERS · SURVEYORS

7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.

DESIGNED RMT / BL	SCALE 1"=30'
DRAWN KOL / JTR	DRAWING 1 of 6
CHECKED BL	JOB NO. 00-159
DATE 11-12-01	FILE NO. 00-159-X

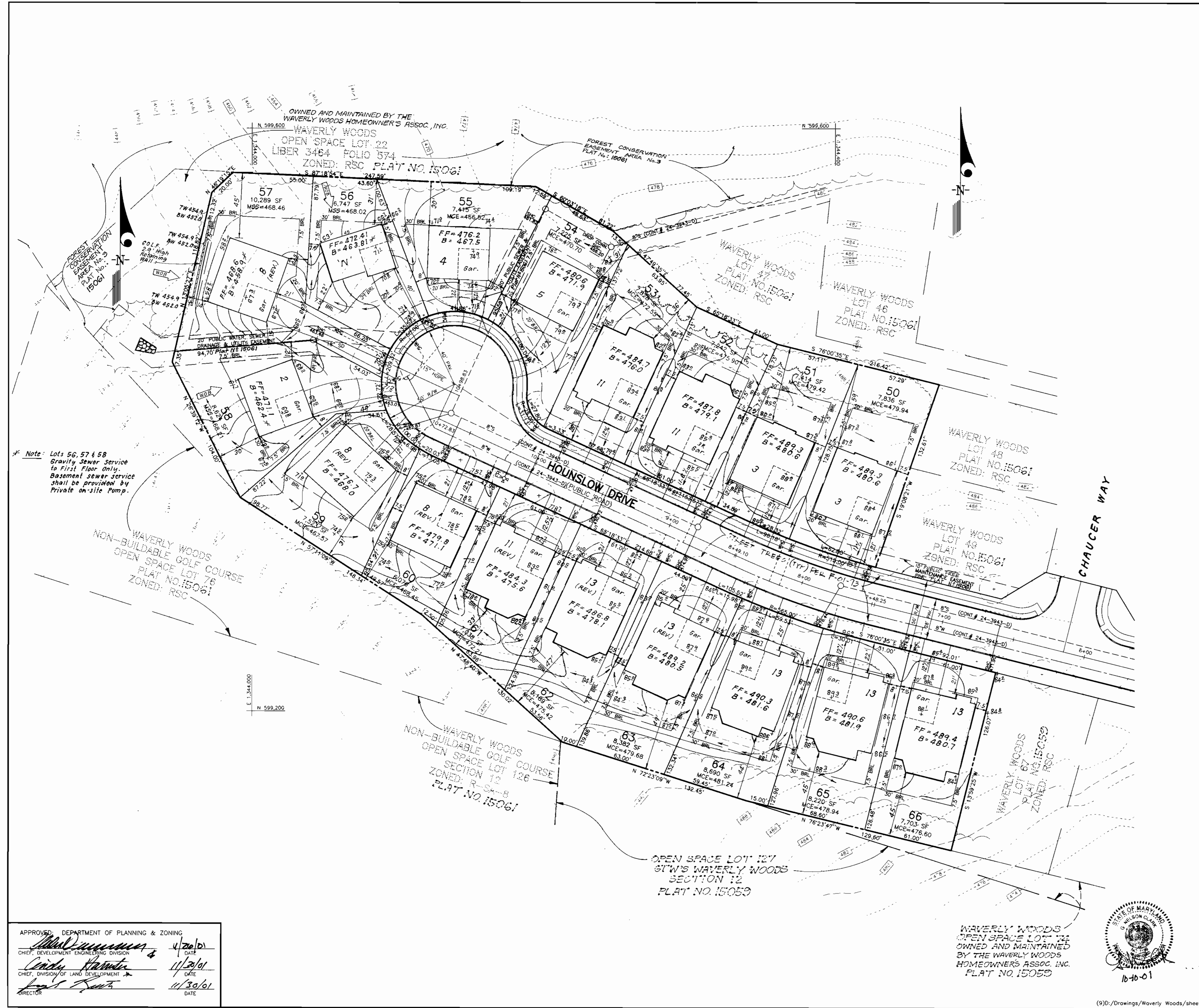
SITE DEVELOPMENT PLAN
 LOT 23-36, 50-66, 72 & 73
WAVERLY WOODS
 SECTION 11 AREA 4
 THIRD (3rd) ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

FOR: PATRIOT HOMES
 P.O. BOX 1018
 COLUMBIA, MARYLAND 21044



LEGEND

- CONTOUR INTERVAL 2 FT.
- EXISTING CONTOUR
- PROPOSED CONTOUR
- DIRECTION OF DRAINAGE
- WALK OUT BASEMENT
- SPOT ELEVATION
- STABILIZED CONSTRUCTION ENTRANCE
- EROSION CONTROL MATTING
- SILT FENCE
- LIMIT OF DISTURBED AREA
- TREE PROTECTION FENCE
- EXISTING TREES TO REMAIN
- STREET TREES AS PER F 01-93



* Note: Lots 56, 57 & 58 Gravity Sewer Service to First Floor Only. Basement sewer service shall be provided by Private on-site Pump.

APPROVED: DEPARTMENT OF PLANNING & ZONING

[Signature] 4/20/01
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

[Signature] 11/30/01
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

[Signature] 11/30/01
 DIRECTOR DATE

OPEN SPACE LOT 127
 6172 WAYERLY WOODS
 SECTION 12
 PLAT NO. 15059

WAYERLY WOODS
 OPEN SPACE LOT 127
 OWNED AND MAINTAINED
 BY THE WAYERLY WOODS
 HOMEOWNERS ASSOC. INC.
 PLAT NO. 15059



OWNER / DEVELOPER
 WAYERLY WOODS DEVELOPMENT CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
 8,000 MAIN STREET
 ELLICOTT CITY, MARYLAND 21042

CLARK · FINEFROCK & SACKETT, INC. ENGINEERS · PLANNERS · SURVEYORS 7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.		
DESIGNED - RMT	SITE DEVELOPMENT PLAN LOT 23-36, 50-66, 72 & 73 WAYERLY WOODS SECTION 11 AREA 4 THIRD (3rd) ELECTION DISTRICT HOWARD COUNTY, MARYLAND	SCALE 1"=30' DRAWING 2 of 6 JOB NO. 00-159
DRAWN KGL/JTR	CHECKED - BAL	FILE NO. 00-159-X
DATE 7-18-01	FOR: PATRIOT HOMES P.O. BOX 1018 COLUMBIA, MARYLAND 21044	

LEGEND

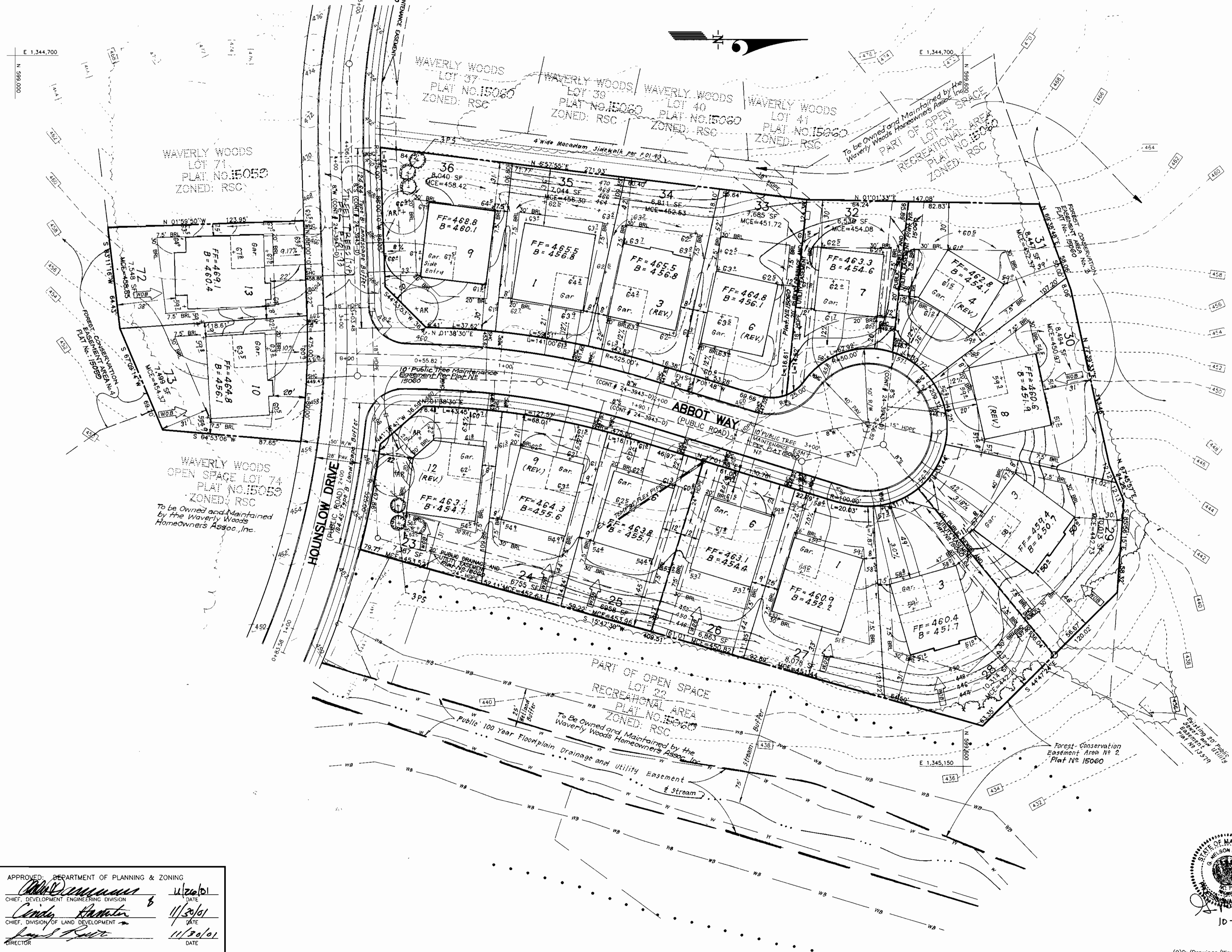
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- EXISTING CONTOUR: [Symbol]
- PROPOSED CONTOUR: [Symbol]
- DIRECTION OF DRAINAGE: [Symbol]
- WALK OUT BASEMENT: [Symbol]
- SPOT ELEVATION: [Symbol]
- STABILIZED CONSTRUCTION ENTRANCE: [Symbol]
- EROSION CONTROL MATTING: [Symbol]
- SILT FENCE: [Symbol]
- LIMIT OF DISTURBED AREA: [Symbol]
- TREE PROTECTION FENCE: [Symbol]
- EXISTING TREES TO REMAIN: [Symbol]

STREET TREES AS PER F01-93


E 1,344,700
N 989,000



E 1,344,700
N 989,000



OWNER / DEVELOPER
 WAVERLY WOODS DEVELOPMENT CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
 8,000 MAIN STREET
 ELLICOTT CITY, MARYLAND 21042

 CLARK · FINEFROCK & SACKETT, INC. ENGINEERS · PLANNERS · SURVEYORS 7135 MINGSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.		SCALE
		1"=30'
DESIGNED	RMT	SITE DEVELOPMENT PLAN LOT 23-36, 50-66, 72 & 73 WAVERLY WOODS SECTION 11 AREA 4 THIRD (3rd) ELECTION DISTRICT HOWARD COUNTY, MARYLAND
DRAWN	KQL / JTR	
CHECKED	BAL	FILE NO. 00-159-X
DATE	7-18-01	FOR: PATRIOT HOMES P.O. BOX 1018 COLUMBIA, MARYLAND 21044

APPROVED: DEPARTMENT OF PLANNING & ZONING

[Signature] 11/20/01
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

[Signature] 11/20/01
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

[Signature] 11/20/01
 DIRECTOR DATE



LEGEND

CONTOUR INTERVAL	2 FT.
EXISTING CONTOUR	---
PROPOSED CONTOUR	---
DIRECTION OF DRAINAGE	→
WALK OUT BASEMENT	---
SPOT ELEVATION	+78.4
STABILIZED CONSTRUCTION ENTRANCE	---
EROSION CONTROL MATTING	---
SILT FENCE	---
LIMIT OF DISTURBED AREA	---
TREE PROTECTION FENCE	---
EXISTING TREES TO REMAIN	+
STREET TREES AS PER F01-93	+
SUPER SILT FENCE	SSF
EXISTING EARTH DIKE	(A-2)
EXISTING SUPER SILT FENCE	SSF
EXISTING SILT FENCE	SF



Note: Lots 56, 57 & 58 Gravity Sewer Service to First Floor only. Basement sewer service shall be provided by Private on-site Pump.

Reviewed for **Howard** S.C.D. and meets Technical Requirements
Jim Myers 11/20/01
 Signature Date
 U.S. Natural Resources Conservation Service

This Development Plan is Approved For Soil Erosion and Sediment Control By The Howard Soil Conservation District
J. Whitton 11/20/01
 Approved

DEVELOPER'S/BUILDERS CERTIFICATE
 "I/we certify that all development and construction will be done according to this plan of development and plan for erosion and sediment control and that all responsible personnel involved in the construction project will have a Certificate of Attendance at a Dept. of the Environment Approved Training Program for the Control of Sediment and Erosion before beginning the project. I also authorize periodic on-site inspection by Howard Soil Conservation District or their authorized agencies, as so deemed necessary."
[Signature] 7-18-01
 Signature of Developer/Builder Date

NOTE: EXISTING SEDIMENT CONTROLS INSTALLED UNDER F01-93 SHALL BE UTILIZED UNLESS INDICATED OTHERWISE.

ENGINEER'S CERTIFICATE
 I hereby certify that this plan for Erosion and Sediment Control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.
G. Nelson Clark 7-18-01
 Date

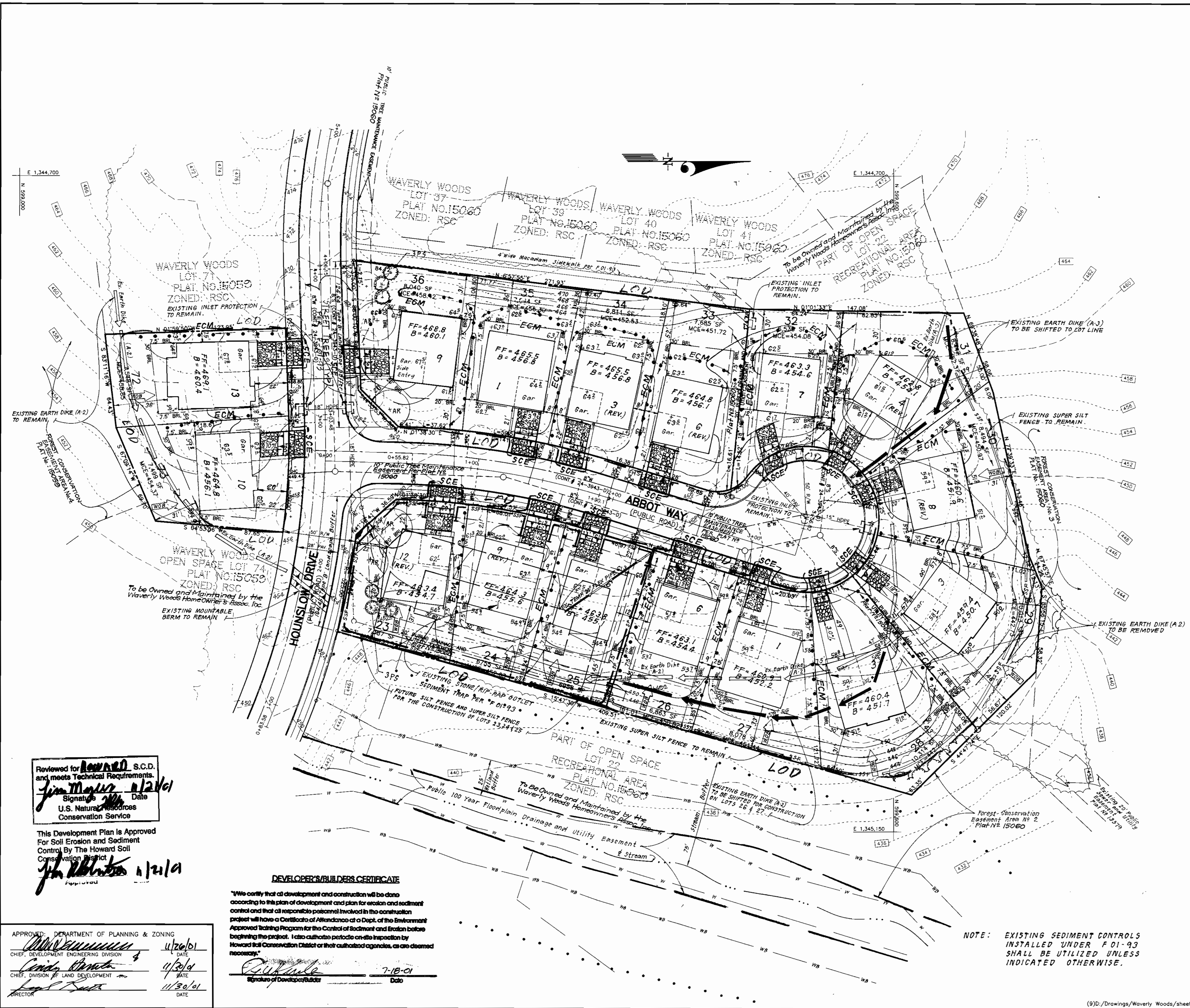


APPROVED: DEPARTMENT OF PLANNING & ZONING
[Signature] 11/20/01
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
[Signature] 11/30/01
 CHIEF, DIVISION OF LAND DEVELOPMENT
[Signature] 11/30/01
 DIRECTOR

CLARK · FINEFROCK & SACKETT, INC. ENGINEERS · PLANNERS · SURVEYORS 7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.		
DESIGNED - PGC	SEDIMENT & EROSION CONTROL PLAN LOT 23-36, 50-66, 72 & 73 WAVERLY WOODS SECTION 11 AREA 4 THIRD (3rd) ELECTION DISTRICT HOWARD COUNTY, MARYLAND	SCALE 1"=30' DRAWING 4 of 6
DRAWN KQL/JTR	OWNER / DEVELOPER WAVERLY WOODS DEVELOPMENT CORP. % LAND DESIGN DEVELOPMENT, LLC 8,000 MAIN STREET ELLICOTT CITY, MARYLAND 21042	JOB NO. 00-159
CHECKED - BAL	DATE 7-18-01	FILE NO. 00-159-SIF

LEGEND

CONTOUR INTERVAL	2 FT
EXISTING CONTOUR	---
PROPOSED CONTOUR	---
DIRECTION OF DRAINAGE	→
WALK OUT BASEMENT	---
SPOT ELEVATION	478.4
STABILIZED CONSTRUCTION ENTRANCE	---
EROSION CONTROL MATING	---
SILT FENCE	---
LIMIT OF DISTURBED AREA	---
TREE PROTECTION FENCE	---
EXISTING TREES TO REMAIN	---
STREET TREES AS PER F01-93	---
SUPER SILT FENCE	SSSF
EXISTING EARTH DIKE	(A-2)
EXISTING SUPER SILT FENCE	SSSF
EXISTING SILT FENCE	SF
EARTH DIKE	(A-2)



Reviewed for **HOWARD S.C.D.** and meets Technical Requirements.
Jim Mauer 1/26/01
 Signature Date
 U.S. Natural Resources Conservation Service

This Development Plan is Approved For Soil Erosion and Sediment Control By The Howard Soil Conservation District
Jim Mauer 1/21/01
 Approved

DEVELOPER'S/BUILDERS CERTIFICATE
 "We certify that all development and construction will be done according to this plan of development and plan for erosion and sediment control and that all responsible personnel involved in the construction project will have a Certificate of Attendance at a Dept. of the Environment Approved Training Program for the Control of Sediment and Erosion before beginning the project. I also authorize periodic on-site inspection by Howard Soil Conservation District or their authorized agencies, as are deemed necessary."
[Signature] 7-18-01
 Signature of Developer/Builder Date

APPROVED: DEPARTMENT OF PLANNING & ZONING
[Signature] 1/26/01
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
[Signature] 1/30/01
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE
[Signature] 1/30/01
 DIRECTOR DATE

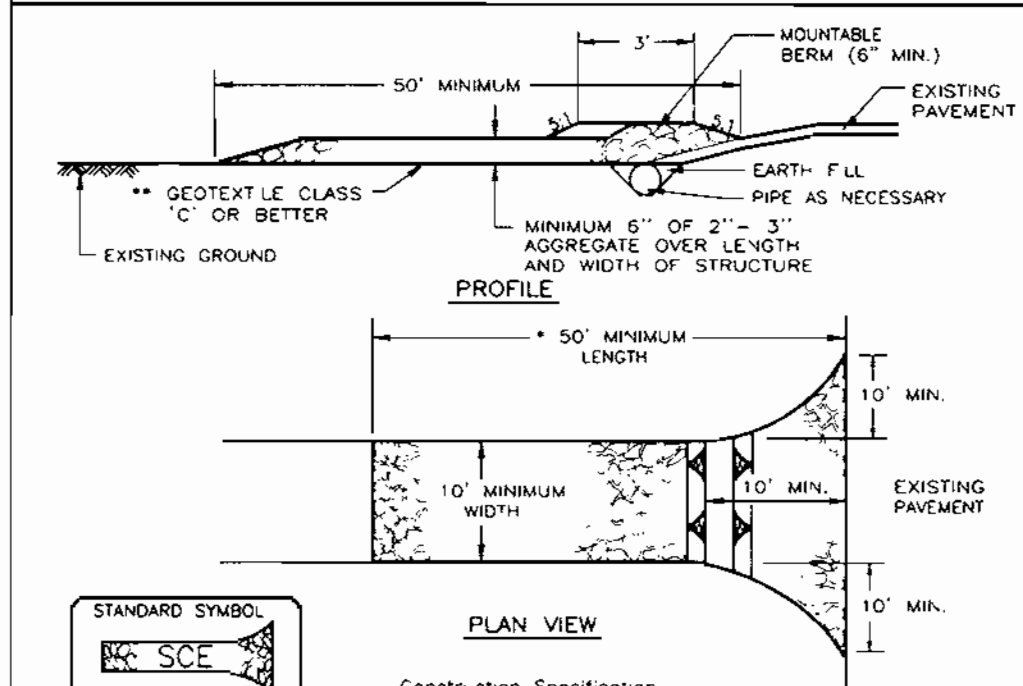
ENGINEER'S CERTIFICATE
 I hereby certify that this plan for Erosion and Sediment Control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.
G. Nelson Clark 7-18-01
 Signature Date

OWNER / DEVELOPER
 WAVELY WOODS DEVELOPMENT, CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
 8,000 MAIN STREET
 ELLICOTT CITY, MARYLAND 21042

CLARK · FINEFROCK & SACKETT, INC. ENGINEERS · PLANNERS · SURVEYORS		
7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.		
DESIGNED - P6C	SEDIMENT & EROSION CONTROL PLAN LOT 23-36, 50-66, 72 & 73	SCALE 1"=30'
DRAWN KQL/JTR		DRAWING 5 of 6
CHECKED - BAL	WAVELY WOODS SECTION 11 AREA 4 THIRD (3rd) ELECTION DISTRICT HOWARD COUNTY, MARYLAND	JOB NO. 00-159
DATE 7-18-01		FILE NO. 00-159-51E
FOR: PATRIOT HOMES P.O. BOX 1018 COLUMBIA, MARYLAND 21044		

NOTE: EXISTING SEDIMENT CONTROLS INSTALLED UNDER F01-93 SHALL BE UTILIZED UNLESS INDICATED OTHERWISE.

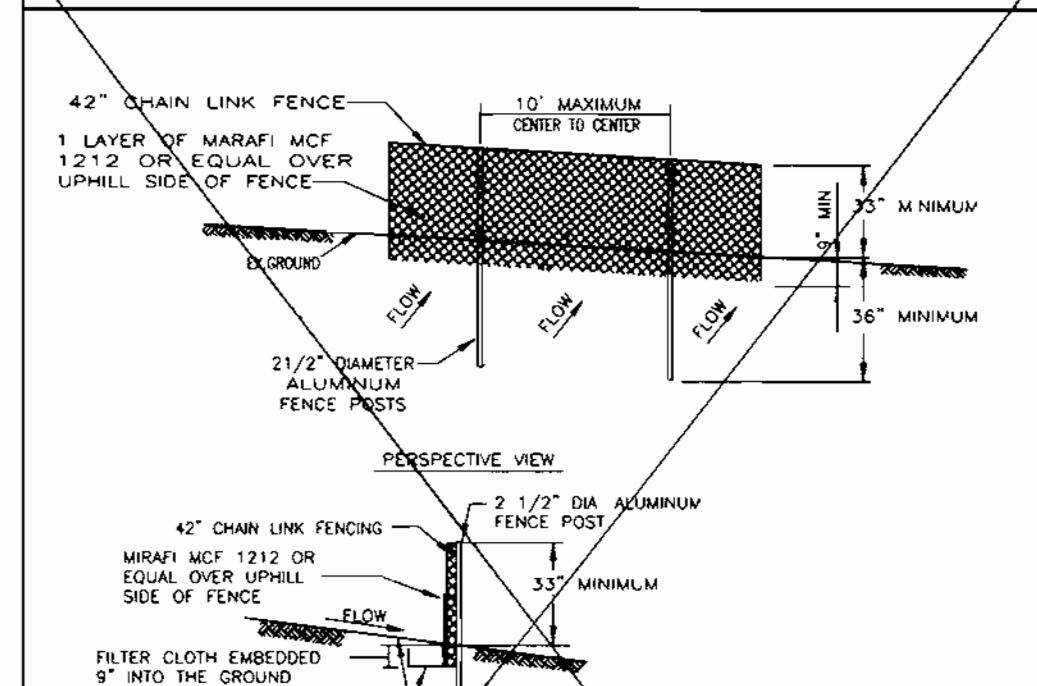
DETAIL 24 - STABILIZED CONSTRUCTION ENTRANCE



Construction Specifications
1. Length - minimum of 50' (4' 30" for a single residence lot)
2. Width - 10' minimum, should be flared at the existing road to provide a turning radius.

Table with columns: U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE, PAGE F-17-3, MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

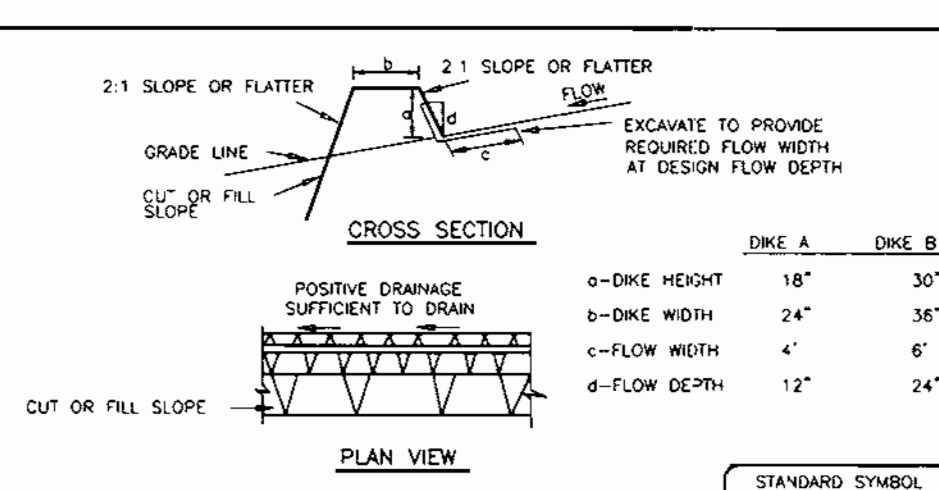
DETAIL - SUPER DIVERSION FENCE



Construction Specifications
1. All temporary earth dikes shall have uninterrupted positive grade to an outlet. Spot elevations may be necessary for grades less than 1%.

Table with columns: U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE, PAGE F-17-3, MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL 1 - EARTH DIKE



Construction Specifications
1. Seed one cover with straw mulch.
2. Seed one cover with Erosion Control Matting or lime with sod.

Table with columns: U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE, PAGE A-1-6, MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

Definition

Placement of topsoil over a prepared subsoil prior to establishment of permanent vegetation.

Purpose

To provide a suitable soil medium for vegetable growth. Sole of concern have low moisture content, low nutrient levels, low pH, materials toxic to plants, and/or unacceptable soil gradation.

Conditions Where Practice Applies

- 1. This practice is limited to areas having 2:1 or flatter slopes where:
a. The texture of the exposed subsoil/parent material is not adequate to produce vegetable growth.
b. The soil material is so shallow that the rooting zone is not deep enough to support plants or furnish continuing supplies of moisture and plant nutrients.
c. The original soil to be vegetated contains material toxic to plant growth.
d. The soil is so acidic that treatment with limestone is not feasible.

- II. For the purpose of these Standards and Specifications, areas having slopes steeper than 2:1 require special consideration and design for adequate stabilization. Areas having slopes steeper than 2:1 shall have the appropriate stabilization shown on the plans.

Construction and Material Specifications

- I. Topsoil salvaged from the existing site may be used provided that it meets the standards set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USDA-SCS in cooperation with Maryland Agricultural Experiment Station.
II. Topsoil Specifications - Soil to be used as topsoil must meet the following:
1. Topsoil shall be a loam, sandy loam, clay loam, silt loam, sandy clay loam, loamy sand. Other soils may be used if recommended by an agronomist or a soil scientist and approved by the appropriate approval authority.

SEEDING PREPARATION

For sites having disturbed areas under 5 acres:
I. Place topsoil (if required) and apply soil amendments as specified in 20.0 Vegetative Stabilization Section I - Vegetative Stabilization Methods and Materials.

SEEDING

- 1. Preferred-Apply 2 tons per acre dolomitic limestone (92 lbs./1000 sq.ft.) and 600 lbs. per acre 10-10-10 fertilizer (14 lbs./1000 sq.ft.) before seeding.
2. Apply 2 tons per acre dolomitic limestone (92 lbs./1000 sq.ft.) and 1000 lbs. per acre 10-10-10 fertilizer (23 lbs./1000 sq.ft.) before seeding.

MULCHING: Apply 1 1/2 to 2 tons per acre (70 to 90 lbs./1000 sq. ft.) of unrotted small grain straw immediately after seeding.

TEMPORARY SEEDING NOTES

SEEDING PREPARATION: Loosen upper three inches of soil by raking, discing or other acceptable means before seeding, if not previously loosened.

SEEDING: For periods March 1 thru April 30 and from August 15 thru November 15, seed with 2 1/2 bushels per acre of annual ryegrass (3.2 lbs./1000 sq.ft.).

MULCHING: Apply 1 1/2 to 2 tons per acre (70 to 90 lbs./1000 sq.ft.) of unrotted small grain straw immediately after seeding.

CONSTRUCTION SEQUENCE

- 1. Obtain grading permit.
2. Install free protection fence.
3. Install sediment and erosion control devices and stabilize.

Table with columns: NO. OF DAYS, listing construction tasks and their durations.

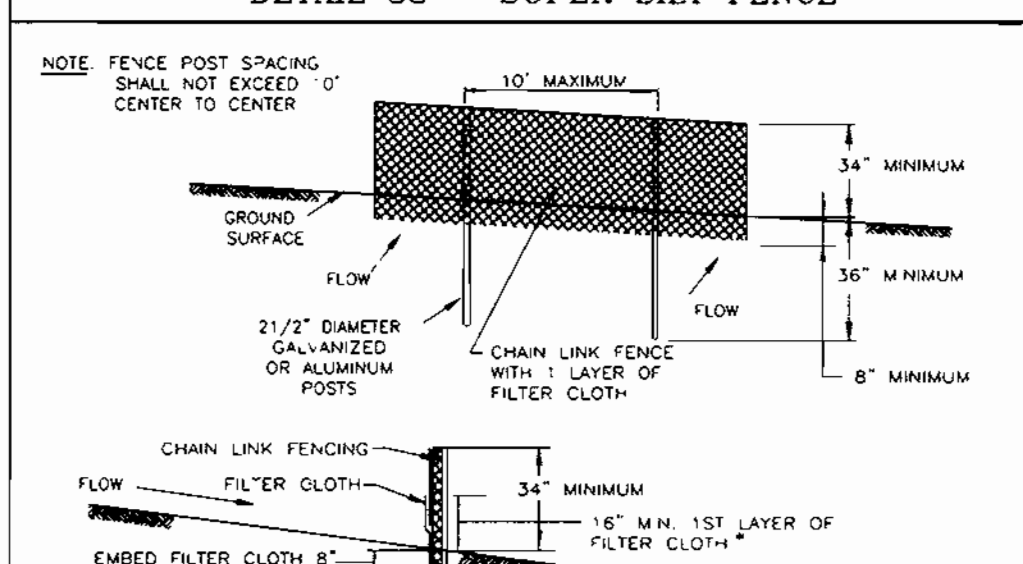
OWNER / DEVELOPER
WAVERLY WOODS DEVELOPMENT CORP.
c/o LAND DESIGN DEVELOPMENT, LLC

CLARK · FINEFROCK & SACKETT, INC.
ENGINEERS · PLANNERS · SURVEYORS

DESIGNED BY: BT/BL
DRAWN BY: KL
CHECKED BY: BL

DATE: 7-18-01
SCALE: 1"=30'

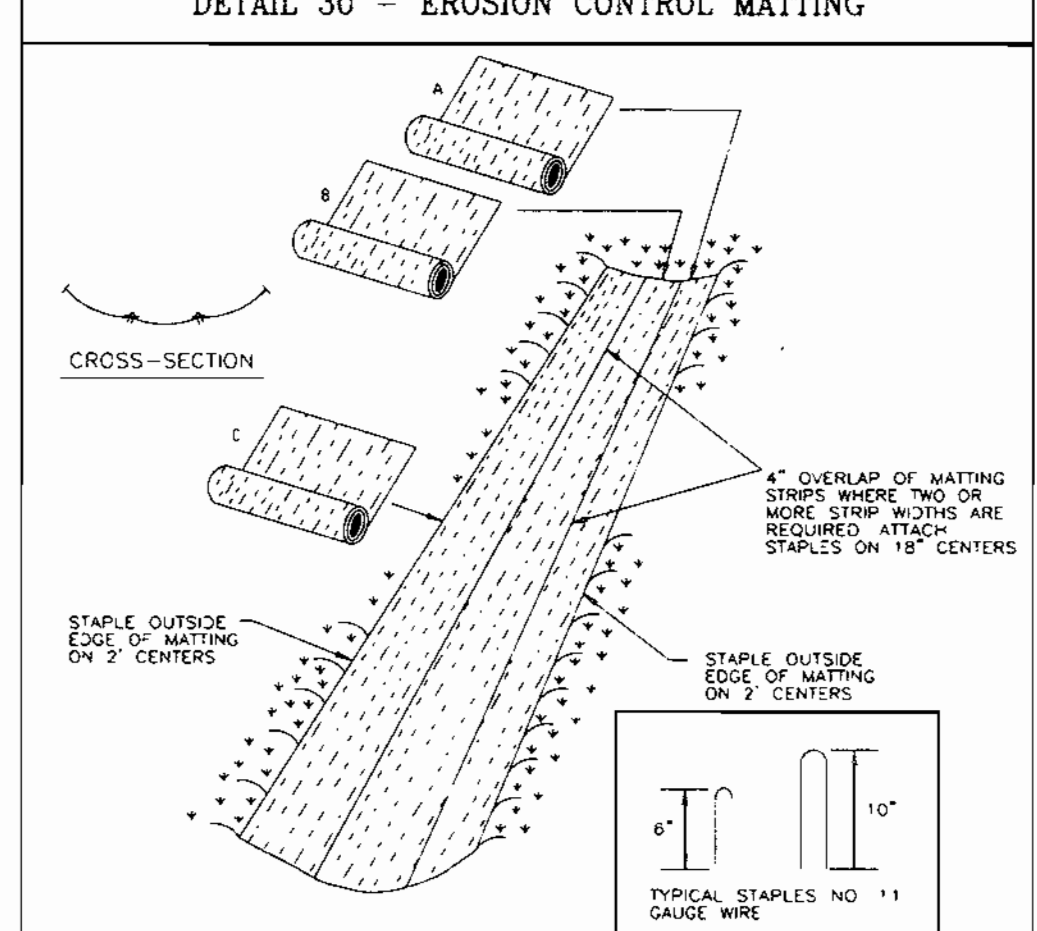
DETAIL 33 - SUPER SILT FENCE



Construction Specifications
1. Fencing shall be 42" in height and constructed in accordance with the latest Maryland State Highway Details for Chain Link Fencing.
2. Chain link fence shall be fastened securely to the fence posts with wire ties.

Table with columns: U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE, PAGE F-18-3, MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

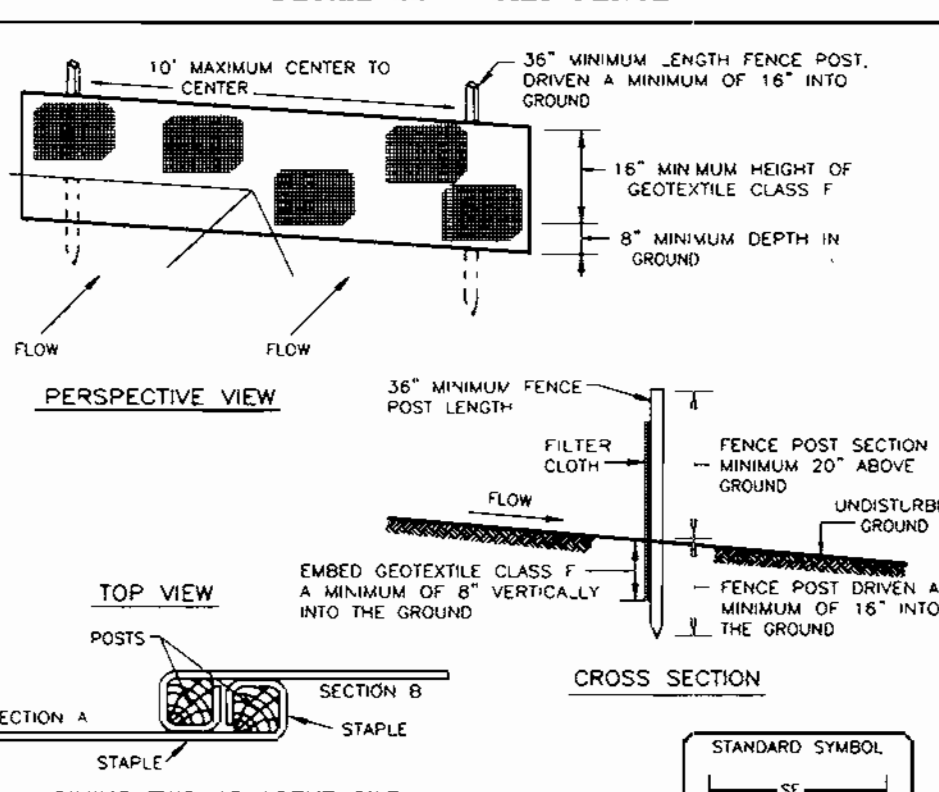
DETAIL 30 - EROSION CONTROL MATTING



Construction Specifications
1. Key-in the matting by placing the top ends of the matting in a narrow trench, 6" in depth.
2. Staple the 4" overlap in the chain center using an 18" spacing between staples.

Table with columns: U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE, PAGE F-22-3, MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

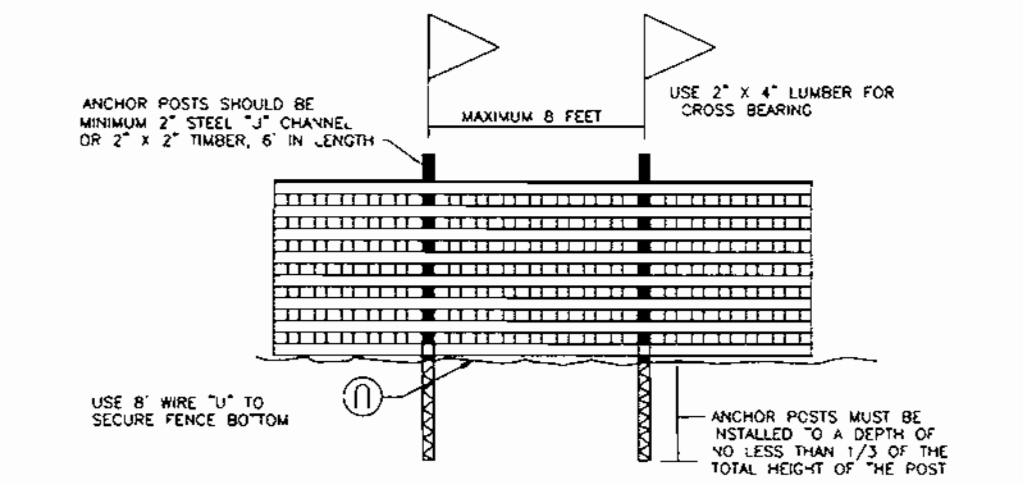
DETAIL 22 - SILT FENCE



Construction Specifications
1. Fence posts shall be a minimum of 36" long, driven 16" minimum into the ground.
2. Geotextile shall be fastened securely to each fence post with wire ties or staples.

Table with columns: U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE, PAGE F-15-3, MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

HIGHLY VISIBLE FLAGGING



NOTES:
1. Forest protection device only.
2. Retention area should be staked and flagged prior to matting installation.

BLAZE ORANGE PLASTIC MESH



APPROVED: DEPARTMENT OF PLANNING & ZONING
CHIEF, DEVELOPMENT ENGINEERING DIVISION

DATE: 11/20/01
DATE: 11/20/01
DATE: 11/30/01

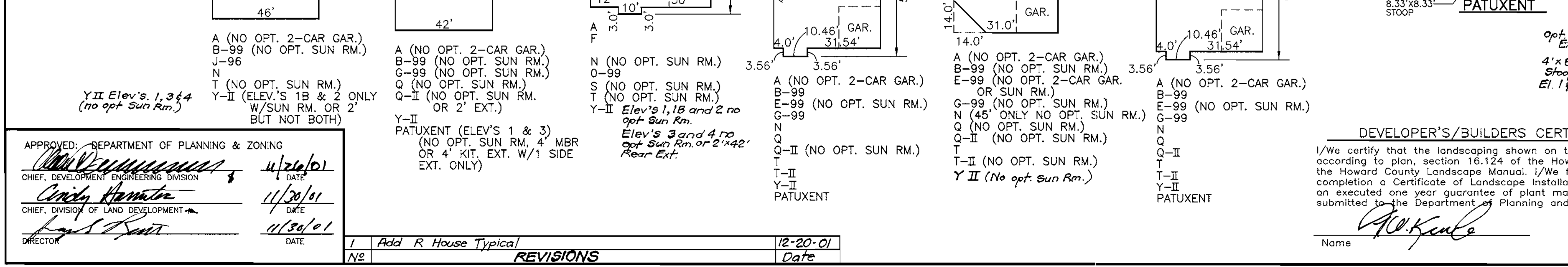
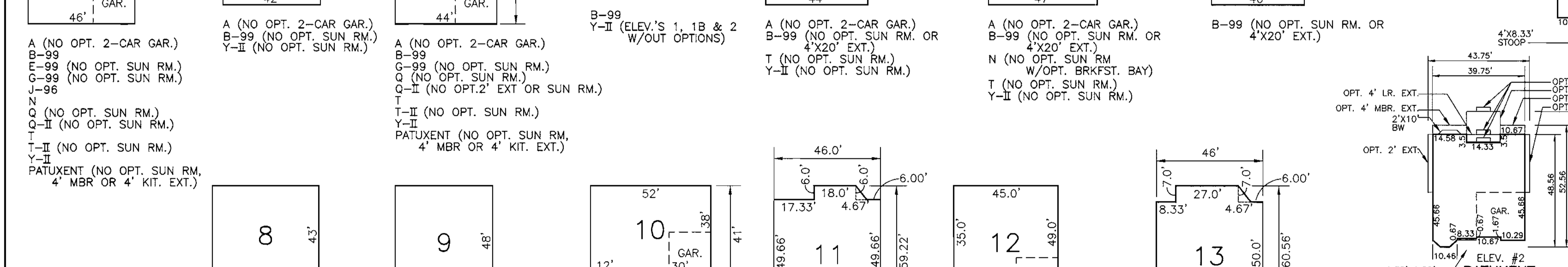
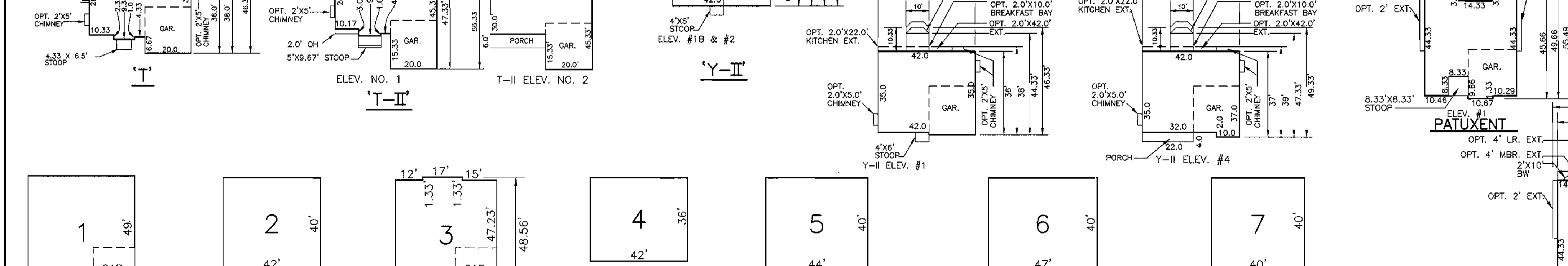
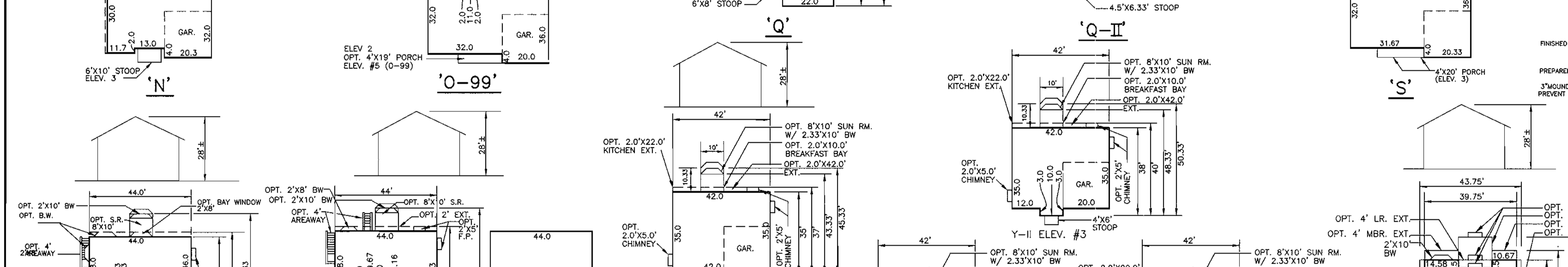
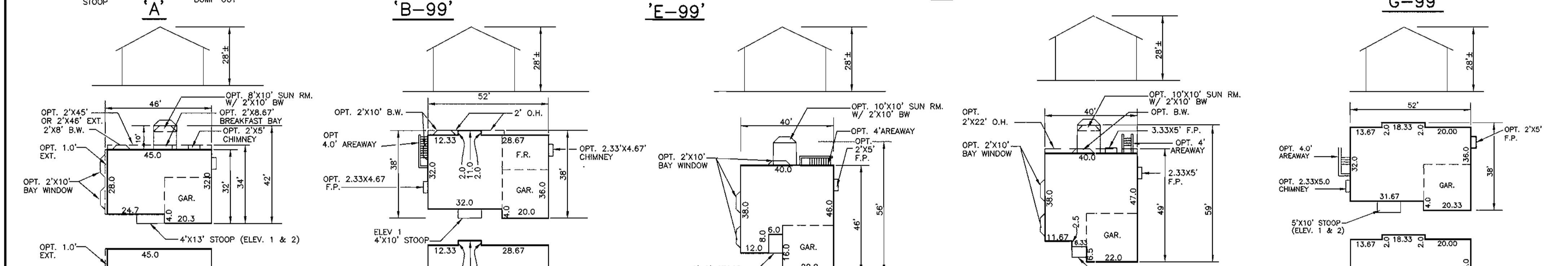
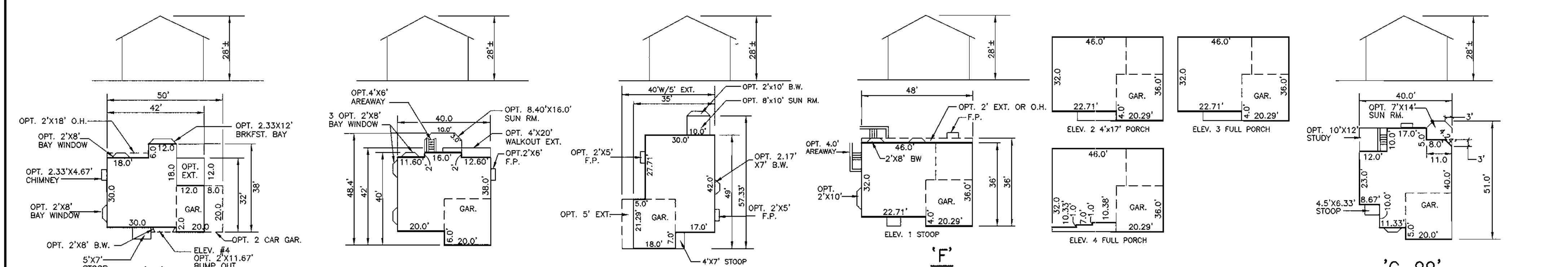
DEVELOPER'S/BUILDER'S CERTIFICATE

I/we certify that all development and construction will be done according to this plan of development and plan for sediment and erosion control and that all responsible personnel involved in the construction project will have Certificate of Attendance at a Department of the Environment Approved Training Program for the Control of Sediment and Erosion before beginning the project.

ENGINEER'S CERTIFICATE

I hereby certify that this plan for Sediment and Erosion Control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.



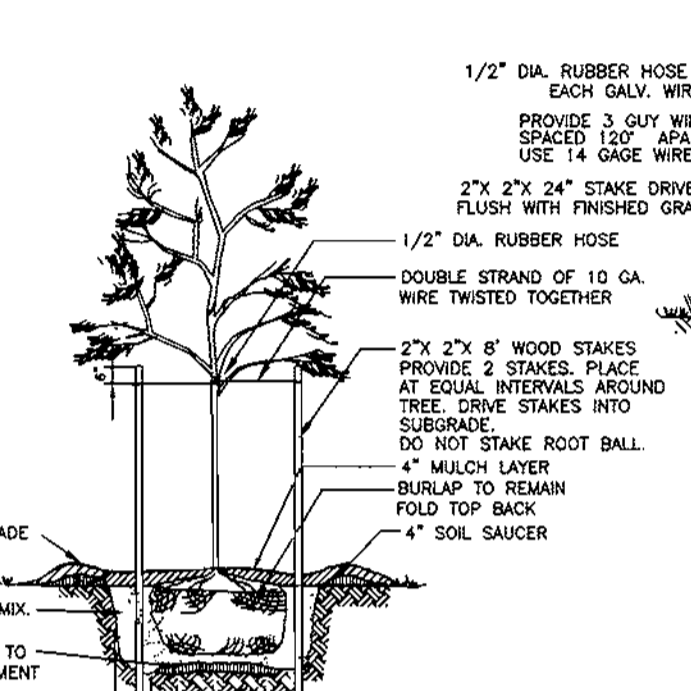


SCHEDULE A PERIMETER LANDSCAPE EDGE		LOT 23	LOT 36
Category	Adjacent to Roadways	104.45'	124.64'
Landscape Type		B	B
Frontage/Perimeter		104.45' x 124.64'	
Number of Plants Required			
Shade Trees	(1/50)	2	2
Evergreen Trees	(1/40)	3	3
Shrubs			
Number of Plants Provided		*	*
Shade Trees			
Evergreen Trees			
Surety Amounts		\$1,050	\$1,050

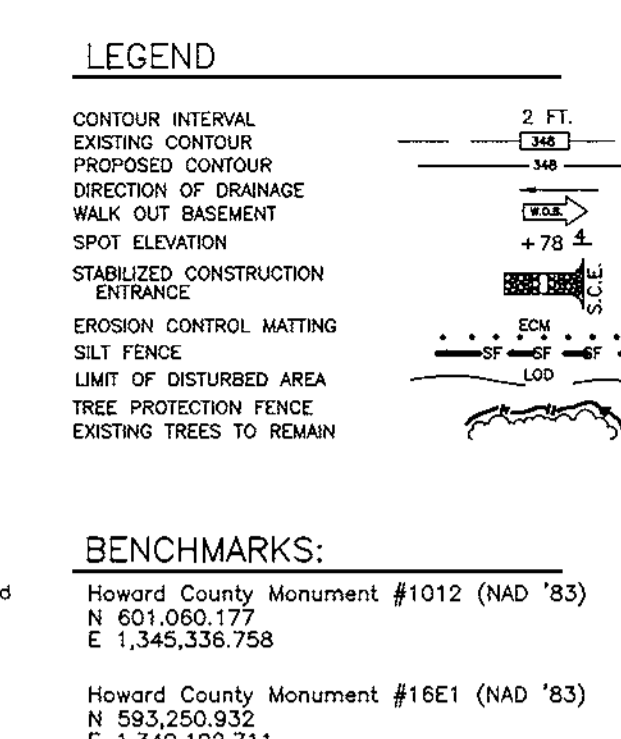
* Comments: Planting to be provided per the New Town Alternative Compliance method.

NOTES:
 1. All plant materials shall be full and heavy, well formed and symmetrical, conform to the most current ANI specifications and be installed in accordance with HRD planting specifications.
 2. Contractor shall verify location of all underground utilities prior to digging.
 3. Final location of plant material may need to vary to meet final field conditions. Trees shall not be planted in the bottom of drainage swales.

PLANT SCHEDULE			
KEY	PLANT NAME	SIZE	QUAN.
(S)	ACER RUBRUM 'OCTOBER GLORY'	2 1/2" x 3" CAL. 6'-8" HT.	19
(M)	PRUNUS STROBUS WHITE PINE	6"-8" HT.	11



PLANTING DETAIL NO SCALE



VICINITY MAP Scale: 1"=2000'

GENERAL NOTES:
 1. Subject property is zoned: RSC per 10-18-93
 2. The total area included in this submission is: 5.90 Acres.
 3. The total number of lots included in this submission is: 33
 4. Improvement to property: Single Family Detached
 5. Department of Planning and Zoning reference file numbers: F-01-93, P-00-18, S-94-07, ZB 929M.
 6. Utilities shown as existing are taken from approved Water and Sewer plans Contract #24-3943-D and approved Road Construction plans F-01-93.
 7. Any damage to county owned rights-of-way shall be corrected at the developer's expense.
 8. All roadways are public and existing.
 9. The existing topography was taken from Road Construction Plans prepared by Fisher, Collins & Carter, Inc.
 10. The coordinates shown hereon are based upon the Howard County Geodetic Control which is based upon the Maryland State Plane Coordinate System - Howard County Monuments Numbers: 10112 & 16E1.
 11. The contractor shall notify the Department of Public Works/Division of Construction Inspection at (410) 313-1880 at least twenty-four (24) hours prior to the start of work.
 12. The contractor shall notify "Miss Utility" at 1-800-257-7777 at least 48 hours prior to any excavation work.
 13. For driveway entrance details, refer to Ho. Co. Design Manual Volume IV details R.6.03 & R.6.05.
 14. In accordance with Section 128 of the Ho. Co. zoning regulations, bay windows, chimneys or exterior stairways not more than 16 feet in width may project not more than 4 feet into any setbacks, porches, or decks, open or enclosed may project not more than 10 feet into the front or rear yard setback.
 15. Water quality and quantity treatment for the proposed roadways and lot is being provided by extended detention facility, this facility will be privately owned and maintained by the homeowners association.
 16. No clearing, grading or construction is permitted within the required wetland, stream buffers or forest conservation areas except for the work associated with the approved construction plans. All forest to remain within the areas shown as Forest Conservation Easement meet the minimum requirements of the forest conservation act.
 17. No clearing, grading or construction is permitted within the forest conservation easement. However, forest management practices as defined in the deed of forest conservation are allowed.
 18. SHC Elevations shown are at the property line.
 19. This plan has been prepared in accordance with the provisions of section 16.124 of the Howard County Code and Landscape Manual. Financial Surety for the trees in schedule A in the amount of \$2100.00 shall be part of the Builders grading permit applications.
 20. The Forest Conservation Obligation for Section 11, Area 4 has been met by the creation of 2 retention easements totaling 1.255 AC (on-site) in Section 11, Area 4 and by the creation of 15.3 AC of retention easement (off-site).
 21. Stormwater quantity and quality for this subdivision is provided in the existing pond constructed at the northwest corner of the intersection of Dorchester Way and Maryland Route 99 in Open space lot 21, section 4, area 2, GTW's Waverly Woods (F-95-174).

ADDRESS CHART	
LOT NUMBER	STREET ADDRESS
23	2100 ABBOT WAY
24	2104 ABBOT WAY
25	2108 ABBOT WAY
26	2112 ABBOT WAY
27	2116 ABBOT WAY
28	2120 ABBOT WAY
29	2124 ABBOT WAY
30	2128 ABBOT WAY
31	2132 ABBOT WAY
32	2136 ABBOT WAY
33	2140 ABBOT WAY
34	2144 ABBOT WAY
35	2148 ABBOT WAY
36	2152 ABBOT WAY
37	2156 ABBOT WAY
38	10524 HOUNSLOW COURT
39	10528 HOUNSLOW COURT
40	10532 HOUNSLOW COURT
41	10536 HOUNSLOW COURT
42	10540 HOUNSLOW COURT
43	10544 HOUNSLOW COURT
44	10548 HOUNSLOW COURT
45	10552 HOUNSLOW COURT
46	10556 HOUNSLOW COURT
47	10560 HOUNSLOW COURT
48	10564 HOUNSLOW COURT
49	10568 HOUNSLOW COURT
50	10572 HOUNSLOW COURT
51	10576 HOUNSLOW COURT
52	10580 HOUNSLOW COURT
53	10584 HOUNSLOW COURT
54	10588 HOUNSLOW COURT
55	10592 HOUNSLOW COURT
56	10596 HOUNSLOW COURT
57	10600 HOUNSLOW COURT
58	10604 HOUNSLOW COURT
59	10608 HOUNSLOW COURT
60	10612 HOUNSLOW COURT
61	10616 HOUNSLOW COURT
62	10620 HOUNSLOW COURT
63	10624 HOUNSLOW COURT
64	10628 HOUNSLOW COURT
65	10632 HOUNSLOW COURT
66	10636 HOUNSLOW COURT
67	10640 HOUNSLOW COURT
68	10644 HOUNSLOW COURT
69	10648 HOUNSLOW COURT
70	10652 HOUNSLOW COURT
71	10656 HOUNSLOW COURT
72	10660 HOUNSLOW COURT
73	10664 HOUNSLOW COURT

SHEET INDEX	
DESCRIPTION	SHEET NO.
COVER SHEET	1 of 6
SITE DEVELOPMENT PLANS	2 - 3 of 6
SEDIMENT & EROSION CONTROL PLANS	4 - 6 of 6

SPECIAL NOTES:
 This plan is for house siting and lot grading only. Improvements shown within the rights-of-way are not to be used for construction. For construction, see approved Road Construction Plans F-01-93 and/or approved Water and Sewer Plans Contract.

OWNER / DEVELOPER
 WAVERLY WOODS DEVELOPMENT CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
 8,000 MAIN STREET
 ELLICOTT CITY, MARYLAND 21042

SUBMISSION NAME	SECTION/AREA	LOTS/PARCELS
WAVERLY WOODS	11/4	23-36, 50-66, 72 & 73

PLAT NO.	BLOCK NO.	ZONE	TAX MAP NO.	ELECTION DIST.	CENSUS TRACT
14867-14869	5	RSC	16	3rd	6030

WATER CODE	SEWER CODE
H 05	5992500

CLARK · FINEFROCK & SACKETT, INC.
 ENGINEERS · PLANNERS · SURVEYORS
 7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.

DESIGNED	SCALE
RMT / BL	1"=30'

DRAWN	DRAWING
KQL / JTR	1 of 6

CHECKED	JOB NO.
BL	00-159

DATE	FILE NO.
11-12-01	00-159-X

FOR: PATRIOT HOMES
 P.O. BOX 1018
 COLUMBIA, MARYLAND 21044

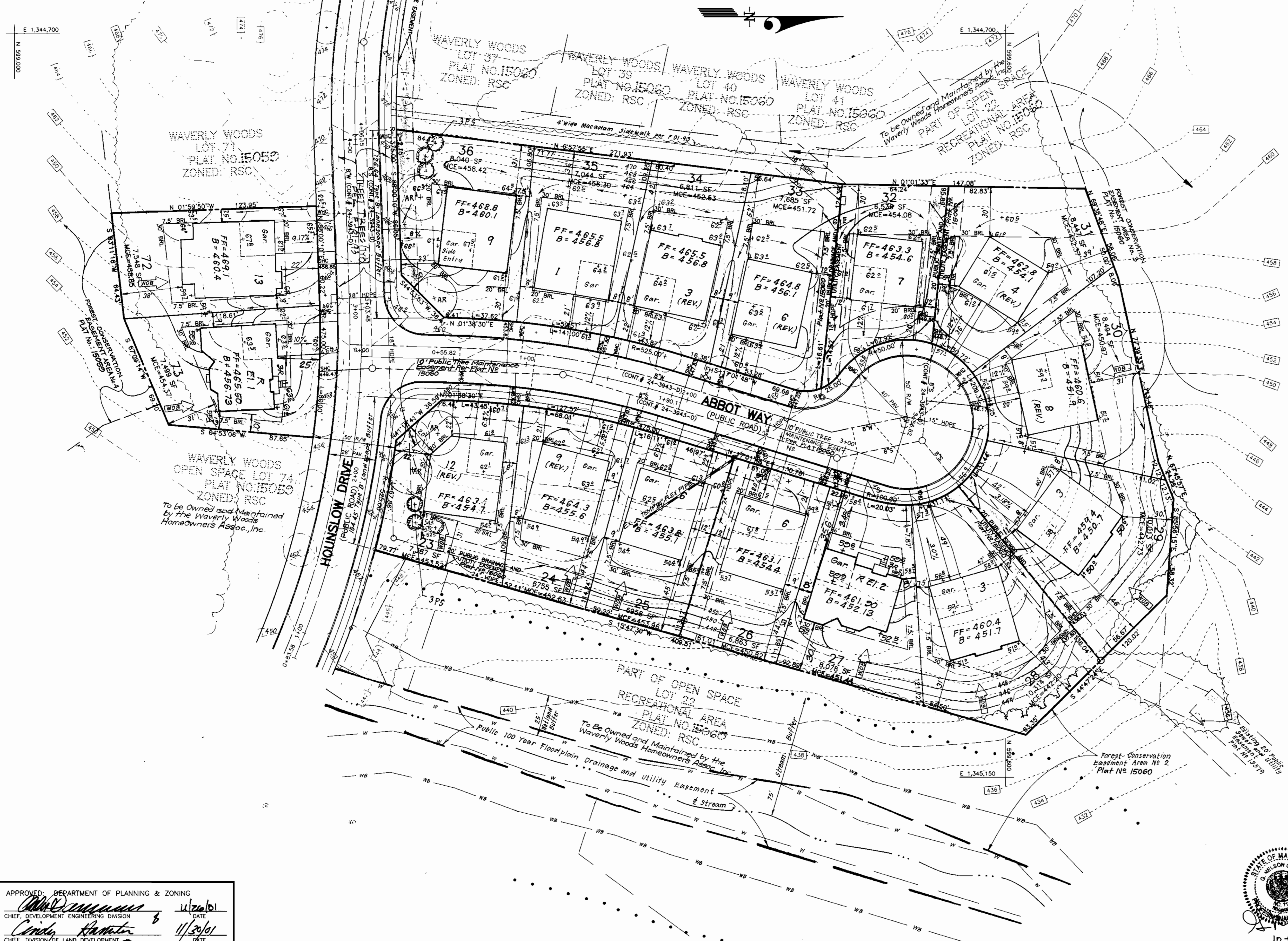
DEVELOPER'S/BUILDERS CERTIFICATE
 I/We certify that the landscaping shown on this plan will be done according to plan, section 16.124 of the Howard County Code and the Howard County Landscape Manual. I/We further certify that upon completion a Certificate of Landscape Installation, accompanied by an executed one year guarantee of plant materials, will be submitted to the Department of Planning and Zoning.
 Name: *[Signature]* Date: 11-12-01

(9)D:/Drawings/Waverly Woods/cover

SDP-02-11

LEGEND

- CONTOUR INTERVAL 2 FT.
- EXISTING CONTOUR
- PROPOSED CONTOUR
- DIRECTION OF DRAINAGE
- WALK OUT BASEMENT
- SPOT ELEVATION
- STABILIZED CONSTRUCTION ENTRANCE
- EROSION CONTROL MATTING
- SILT FENCE
- LIMIT OF DISTURBED AREA
- TREE PROTECTION FENCE
- EXISTING TREES TO REMAIN
- STREET TREES AS PER F01-93



APPROVED: DEPARTMENT OF PLANNING & ZONING
 [Signature] 11/20/01
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
 [Signature] 11/20/01
 CHIEF, DIVISION OF LAND DEVELOPMENT
 [Signature] 11/20/01
 DIRECTOR

CLARK · FINEFROCK & SACKETT, INC.
 ENGINEERS · PLANNERS · SURVEYORS
 7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.

OWNER / DEVELOPER
 WAVERLY WOODS DEVELOPMENT CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
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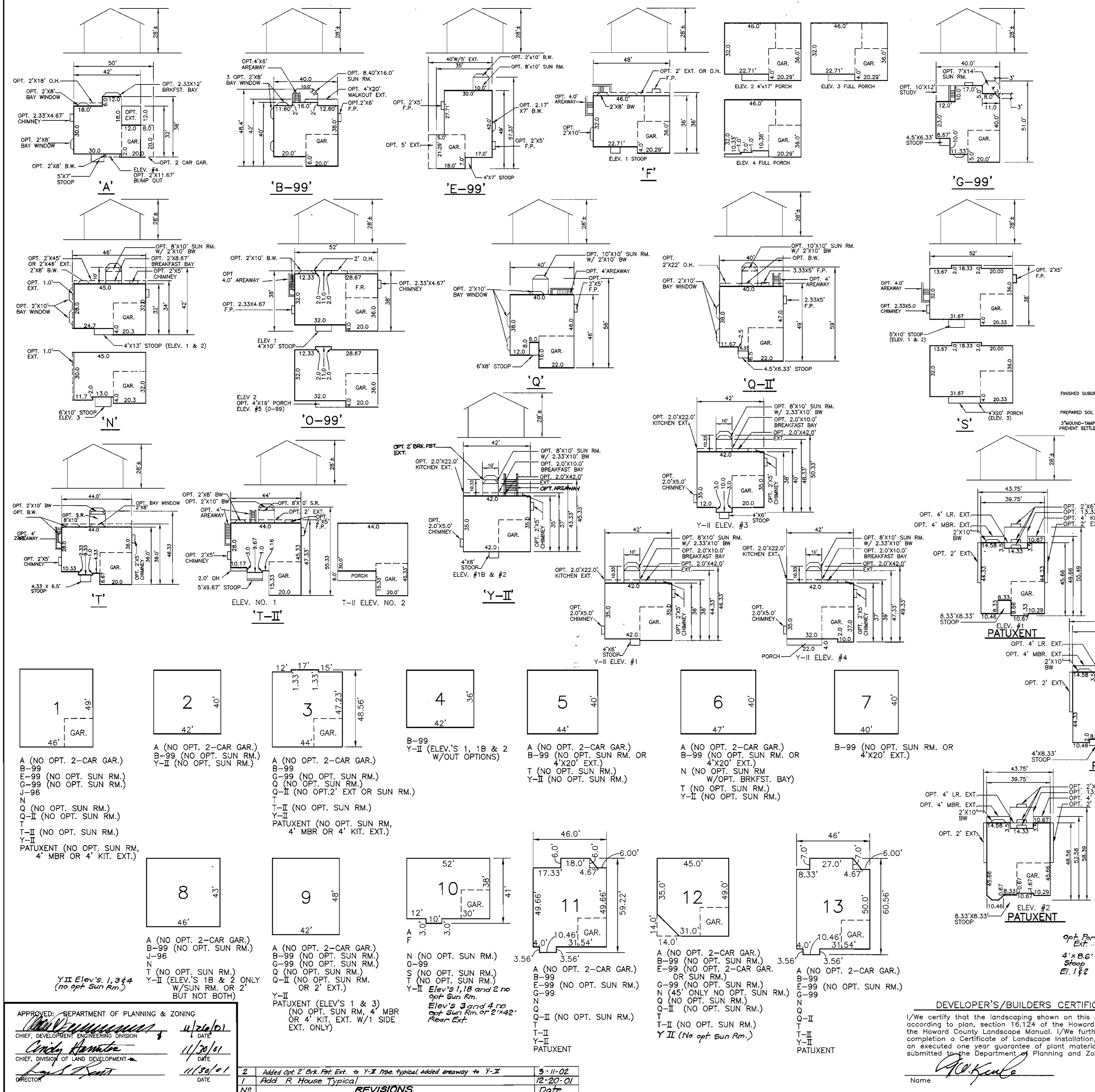
DESIGNED - RMT
 DRAWN KQL / JTR
 CHECKED - BAL
 DATE 7-18-01

SITE DEVELOPMENT PLAN
 LOT 23-36, 50-66, 72 & 73
WAVERLY WOODS
 SECTION 11 AREA 4
 THIRD (3rd) ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

SCALE 1"=30'
 DRAWING 3 of 6
 JOB NO. 00-159
 FILE NO. 00-159-X

FOR: PATRIOT HOMES
 P.O. BOX 1018
 COLUMBIA, MARYLAND 21044



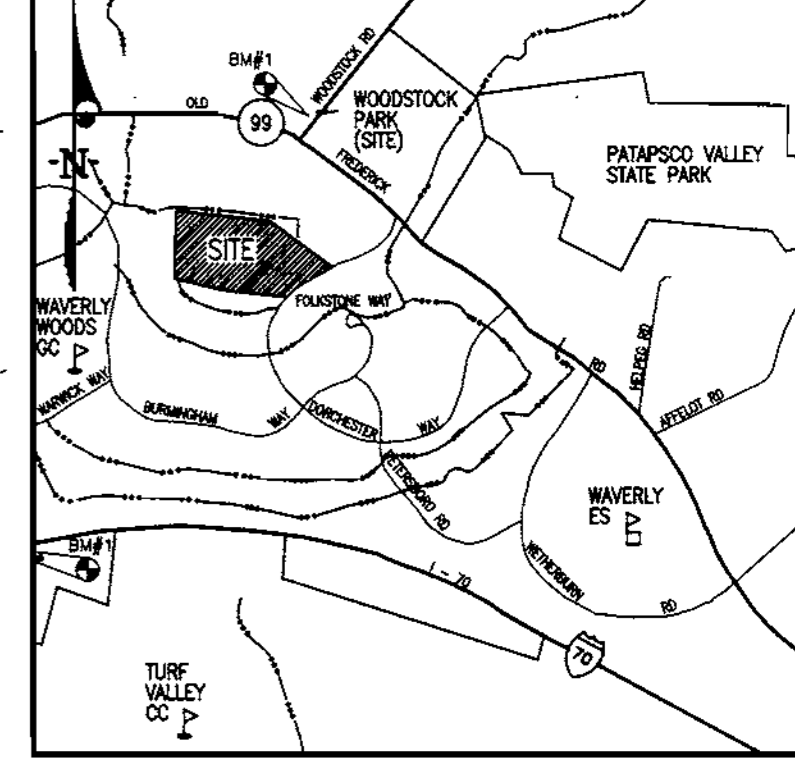


SCHEDULE A PERIMETER LANDSCAPE EDGE

Category	Adjacent to Roadways	LOT 23	LOT 36
Landscape Type		B	B
Frontage/Perimeter		104.45'	124.64'
Number of Plants Required		2	2
Shade Trees	(1/50)	3	3
Evergreen Trees	(1/40)	*	*
Number of Plants Provided		*	*
Shade Trees			
Evergreen Trees			
Surety Amounts		\$1,050	\$1,050

LEGEND

CONTOUR INTERVAL
 EXISTING CONTOUR
 PROPOSED CONTOUR
 WALK OUT BASEMENT
 SPOUT ELEVATION
 DIRECTION OF DRAINAGE
 STABILIZED CONSTRUCTION ENTRANCE
 EROSION CONTROL MATTING
 SKIT FENCE
 LIMIT OF DISTURBED AREA
 TREE PROTECTION FENCE
 EXISTING TREES TO REMAIN



NOTES:

- All plant materials shall be full and heavy, be well formed and symmetrical, conform to the most current AAN specifications and be installed in accordance with HRD planting specifications.
- Contractor shall verify location of all underground utilities prior to digging.
- Final location of plant material may need to vary to meet final field conditions. Trees shall not be planted in the bottom of drainage swales.

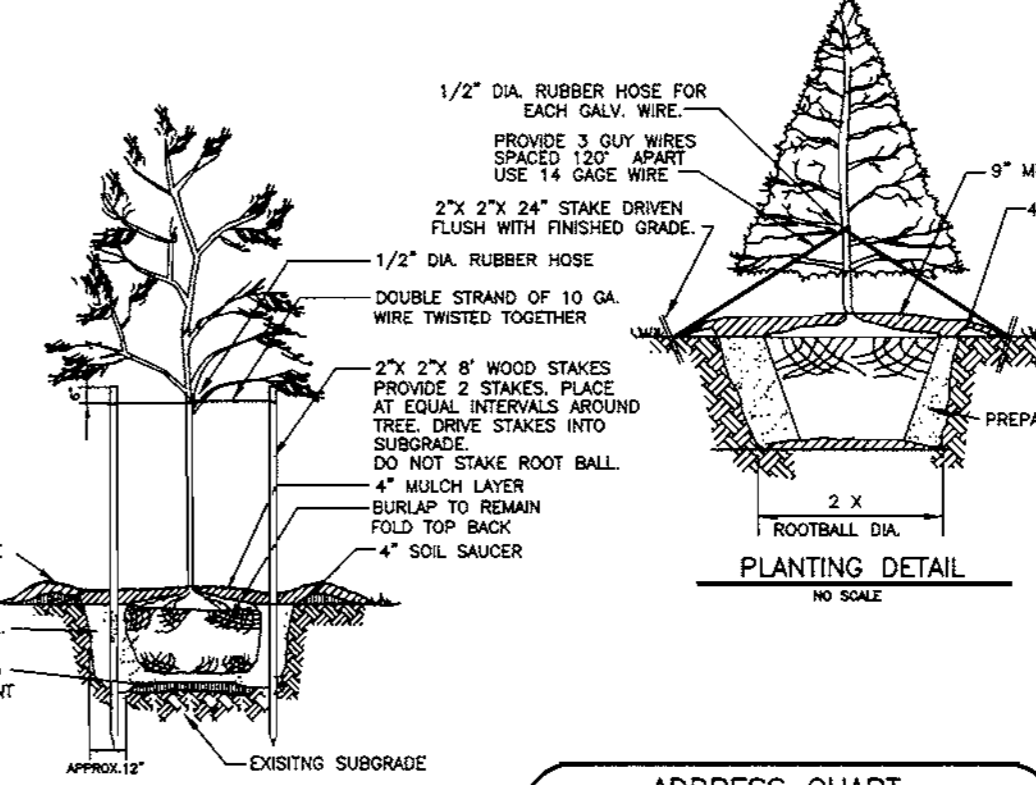
BENCHMARKS:

Howard County Monument #1012 (NAD '83)
 N 801,080.177
 E 1,345,336.758

Howard County Monument #16E1 (NAD '83)
 N 593,250.932
 E 1,340,192.711

PLANT SCHEDULE

KEY	PLANT NAME	SIZE	QUAN.	REMARK
(A)	ACER RUBRUM	2 1/2" x 3" CAL.	19	B&B
(B)	OCTOBER GLORY RED MAPLE	6"-8" HT.	11	B&B
(C)	PRUNUS STROBUS	6"-8" HT.	11	B&B
(D)	WHITE PINE	6"-8" HT.	11	B&B



ADDRESS CHART

LOT NUMBER	STREET ADDRESS
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26	2112 ABBOT WAY
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33	2113 ABBOT WAY
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57	10576 HOUNSLOW COURT
58	10580 HOUNSLOW COURT
59	10567 HOUNSLOW COURT
60	10563 HOUNSLOW COURT
61	10559 HOUNSLOW COURT
62	10555 HOUNSLOW COURT
63	10551 HOUNSLOW COURT
64	10547 HOUNSLOW COURT
65	10543 HOUNSLOW COURT
66	10539 HOUNSLOW COURT
72	10515 HOUNSLOW COURT
73	10511 HOUNSLOW COURT

SHEET INDEX

DESCRIPTION	SHEET NO.
COVER SHEET	1 of 6
SITE DEVELOPMENT PLANS	2 - 3 of 6
SEDIMENT & EROSION CONTROL PLANS	4 - 6 of 6

- GENERAL NOTES:**
- Subject property is zoned: RSC per 10-18-93 Comprehensive Zoning Plan.
 - The total area included in this submission is : 5.90 Acres.
 - The total number of lots included in this submission is : 33
 - Improvement to property : Single Family Detached
 - Department of Planning and Zoning reference file numbers : F-01-93, P-00-18, S-94-07, ZB 929M.
 - Utilities shown as existing are taken from approved Water and Sewer plans Contract #24-3943-D and approved Road Construction plans F-01-93.
 - Any damage to county owned rights-of-way shall be corrected at the developer's expense.
 - All roadways are public and existing.
 - The existing topography was taken from Road Construction Plans prepared by Fisher, Collins & Carter, Inc.
 - The coordinates shown herein are based upon the Howard County Geodetic Control which is based upon the Maryland State Plane Coordinate System - Howard County Monuments Numbers : #1012 & 16E1.
 - The contractor shall notify the Department of Public Works/ Division of Construction Inspection at (410) 313-1880 at least twenty-four (24) hours prior to the start of work.
 - The contractor shall notify "Miss Utility" at 1-800-257-7777 at least 48 hours prior to any excavation work.
 - For driveway entrance details, refer to Ho. Co. Design Manual Volume IV details R.6.03 & R.6.05.
 - In accordance with Section 128 of the Ho. Co. zoning regulations, bay windows, chimneys or exterior stairways not more than 16 feet in width may project not more than 4 feet into any setbacks, porches, or decks, open or enclosed may project not more than 10 feet into the front or rear yard setback.
 - Water quality and quantity treatment for the proposed roadways and lot is being provided by extended detention facility, this facility will be privately owned and maintained by the homeowners association.
 - No clearing, grading or construction is permitted within the required wetland, stream buffers or forest conservation areas except for the work associated with construction plans. All forest to remain within the areas shown as "Forest Conservation Easement" meet the minimum requirements of the forest conservation act.
 - No clearing, grading or construction is permitted within the forest conservation easement. However, forest management practices as defined in the deed of forest conservation are allowed.
 - SHC Elevations shown are at the property line.
 - This plan has been prepared in accordance with the provisions of section 16.124 of the Howard County Code and Landscape Manual. Financial Surety for the trees in schedule A in the amount of \$2100.00 shall be part of the Builders grading permit applications.
 - The Forest Conservation Obligation for Section 11, Area 4 has been met by the creation of 2 retention easements totaling 1,255 AC² (on-site) in Section 11, Area 4 and by the creation of 15.3 AC of retention easement (off-site).
 - Stormwater quantity and quality for this subdivision is provided in the existing pond constructed at the northwest corner of the intersection of Dorchester Way and Maryland Route 99 in Open space lot 21, section 4, area 2, GTW's Waverly Woods (F-95-174).

SPECIAL NOTES:

This plan is for house siting and lot grading only. Improvements shown within the rights-of-way on this S.D.P. are not to be used for construction. For construction, see approved Road Construction Plans F-01-93 and/or approved Water and Sewer Plans Contract.

OWNER / DEVELOPER

WAVERLY WOODS DEVELOPMENT CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
 8,000 MAIN STREET
 ELLICOTT CITY, MARYLAND 21042

SUBDIVISION NAME	SECTION/AREA	LOTS/PARCELS
WAVERLY WOODS	11/4	23-36, 50-66, 72 & 73
PLAT NO.	BLOCK NO.	ZONE
14867-14869	5	RSC
TAX MAP NO.	ELECTION DIST.	CENSUS TRACT
16	3rd	6030
WATER CODE	SEWER CODE	
H 05	5992500	

CLARK · FINEFROCK & SACKETT, INC.
 ENGINEERS · PLANNERS · SURVEYORS

7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.

DESIGNED	SCALE
RMT / BL	1"=30'
DRAWN	DRAWING
KOL / JTR	1 of 6
CHECKED	JOB NO.
BL	00-159
DATE	FILE NO.
11-12-01	00-159-X

SITE DEVELOPMENT PLAN
 LOT 23-36, 50-66, 72 & 73
WAVERLY WOODS
 SECTION 11 AREA 4
 THIRD (3rd) ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

FOR: PATRIOT HOMES
 P.O. BOX 1018
 COLUMBIA, MARYLAND 21044

DEVELOPER'S/BUILDERS CERTIFICATE

I/We certify that the landscaping shown on this plan will be done according to plan, section 16.124 of the Howard County Code and the Howard County Landscape Manual. I/We further certify that upon completion a Certificate of Landscape Installation, accompanied by an executed one year guarantee of plant materials, will be submitted to the Department of Planning and Zoning.

Name: *A.W. Kaul* Date: *7-10-01*

APPROVED: DEPARTMENT OF PLANNING & ZONING

Cheryl Hamstra
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
 DATE: 11/20/01

Paul Scott
 CHIEF, DIVISION OF LAND DEVELOPMENT
 DATE: 11/30/01

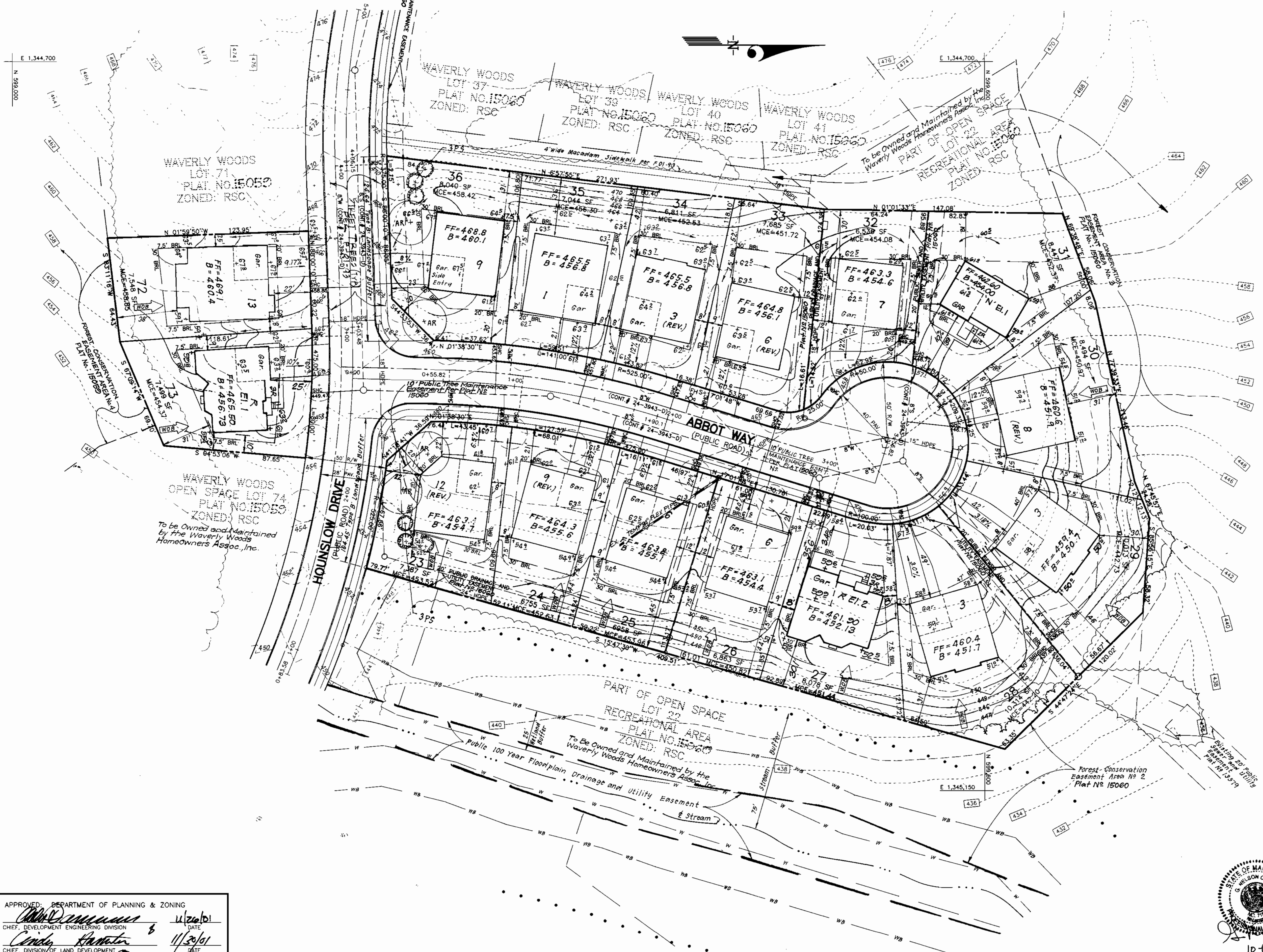
REVISIONS

No	Description	Date
2	Added Opt. 2' Brk. Pst. Ext. to Y-II base, typical added areaway to Y-II	3-11-02
1	Add R House Typical	12-20-01

No	REVISIONS	Date
1	Rev. hse. & ord. lots 27 & 73	12-20-01
2	Rev. hse. & ord. lots 31, from '4' Box to 'N' hse. EL. 1	12-31-01

LEGEND

- CONTOUR INTERVAL: 2 FT.
- EXISTING CONTOUR: [Symbol]
- PROPOSED CONTOUR: [Symbol]
- DIRECTION OF DRAINAGE: [Symbol]
- WALK-OUT BASEMENT: [Symbol]
- SPOT ELEVATION: +78.4
- STABILIZED CONSTRUCTION ENTRANCE: [Symbol]
- EROSION CONTROL MATTING: [Symbol]
- SILT FENCE: [Symbol]
- LIMIT OF DISTURBED AREA: [Symbol]
- TREE PROTECTION FENCE: [Symbol]
- EXISTING TREES TO REMAIN: [Symbol]
- STREET TREES AS PER F01-9.3: [Symbol]



APPROVED: DEPARTMENT OF PLANNING & ZONING

[Signature] 11/20/01
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

[Signature] 11/20/01
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

[Signature] 11/20/01
 DIRECTOR DATE



CLARK · FINEFROCK & SACKETT, INC.
 ENGINEERS · PLANNERS · SURVEYORS

7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.

DESIGNED - RMT	SITE DEVELOPMENT PLAN LOT 23-36, 50-66, 72 & 73 WAVERLY WOODS SECTION 11 AREA 4 THIRD (3rd) ELECTION DISTRICT HOWARD COUNTY, MARYLAND	SCALE 1"=30'
DRAWN KGL / JTR		DRAWING 3 of 6
CHECKED - BAL		JOB NO. 00-159
DATE 7-18-01		FILE NO. 00-159-X

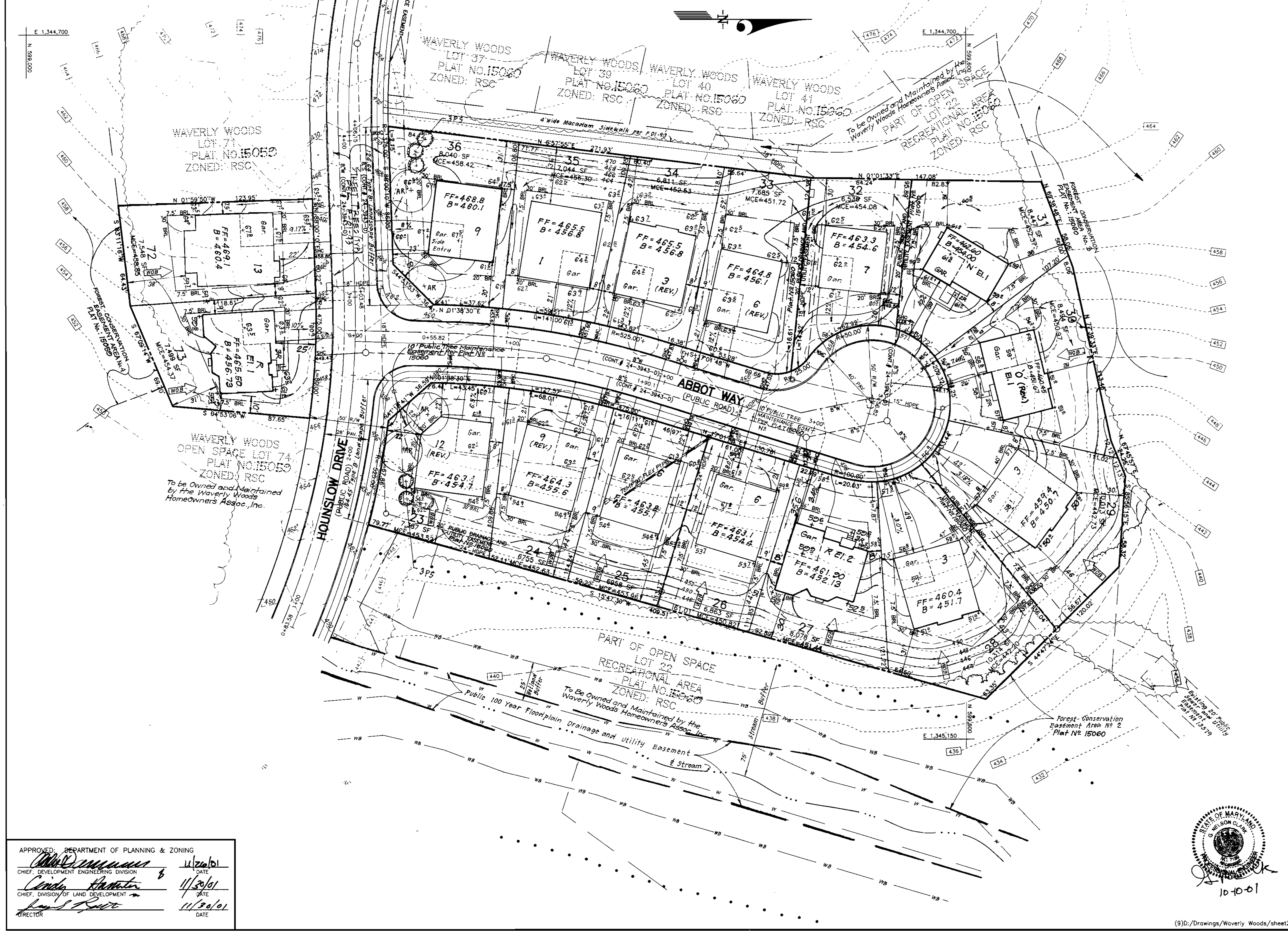
FOR: PATRIOT HOMES
 P.O. BOX 1018
 COLUMBIA, MARYLAND 21044

No	REVISIONS	Date
1	Rev. hse. & grd. lots 27 & 73	12-20-01
2	Rev. hse. & grd. lots 31, from 'A' Box to 'N' hse. El. 1	12-31-01
3	Rev. hse. & grd. lot 30, from 'B' Box to 'O' hse. (Rev.) El. 1	2-1-02

LEGEND

CONTOUR INTERVAL	2 FT
EXISTING CONTOUR	---
PROPOSED CONTOUR	- - -
DIRECTION OF DRAINAGE	→
WALK OUT BASEMENT	WOB
SPOT ELEVATION	+78.4
STABILIZED CONSTRUCTION ENTRANCE	---
EROSION CONTROL MATTING	ECM
SILT FENCE	SF
LIMIT OF DISTURBED AREA	LSD
TREE PROTECTION FENCE	TPF
EXISTING TREES TO REMAIN	---

STREET TREES AS PER F.O.I.-93



APPROVED: DEPARTMENT OF PLANNING & ZONING

<i>[Signature]</i>	11/20/01
CHIEF, DEVELOPMENT ENGINEERING DIVISION	DATE
<i>[Signature]</i>	11/30/01
CHIEF, DIVISION OF LAND DEVELOPMENT	DATE
<i>[Signature]</i>	11/30/01
DIRECTOR	DATE



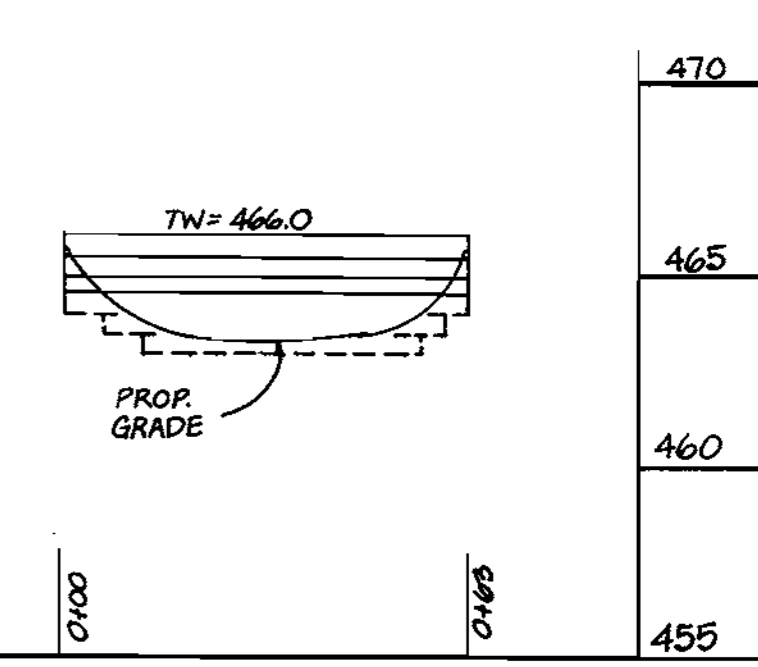
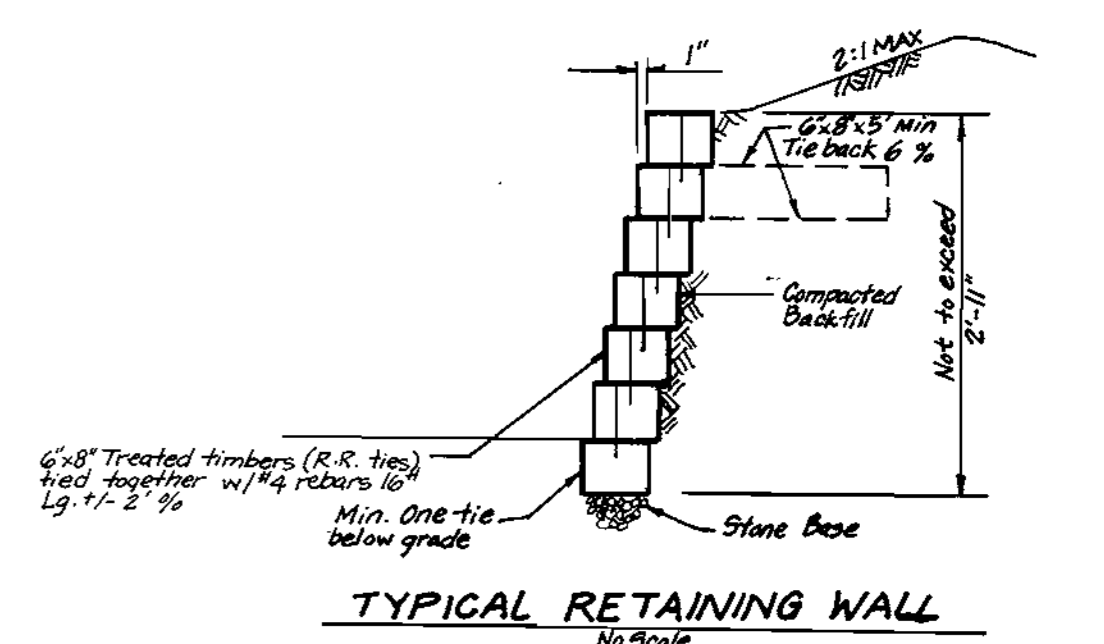
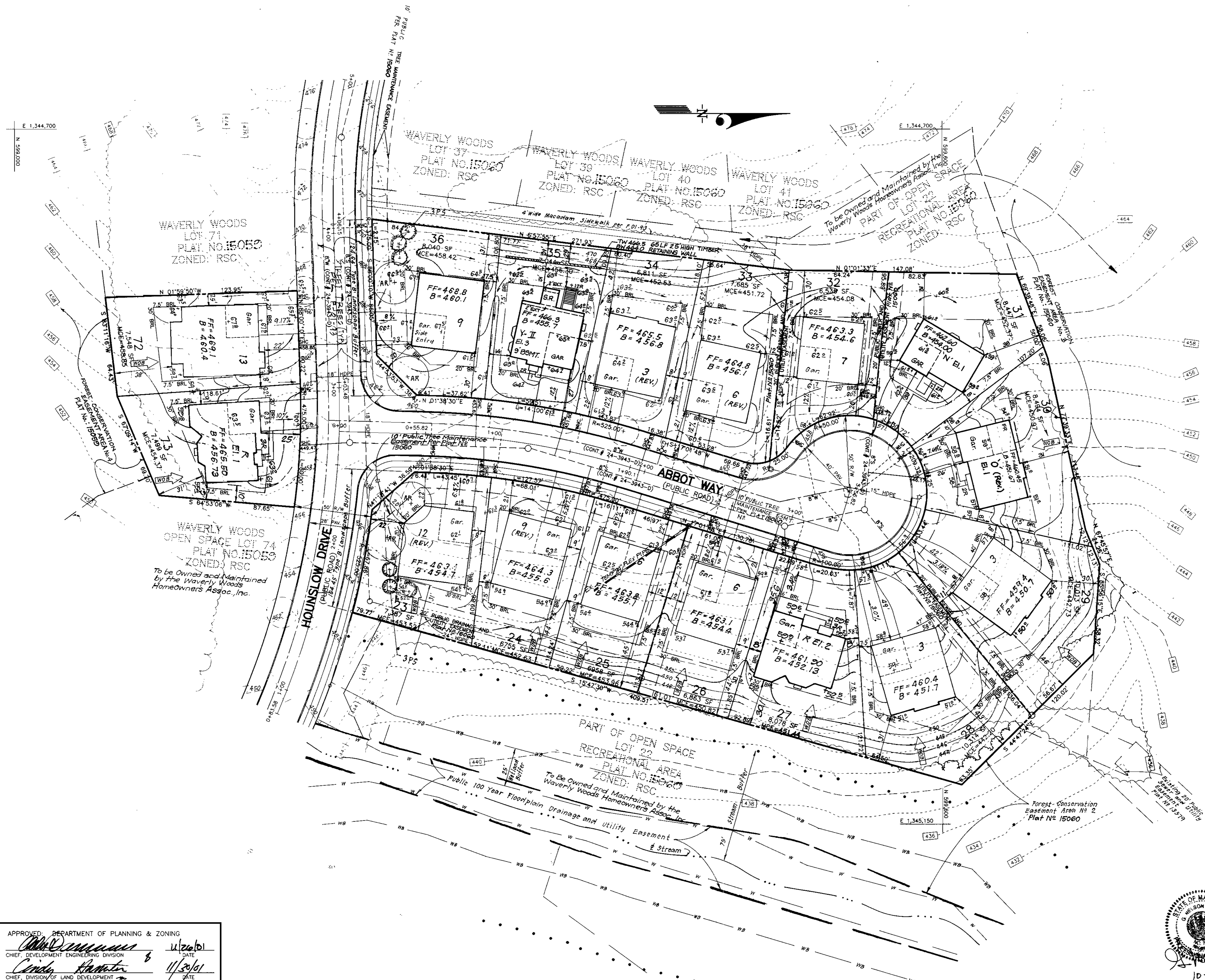
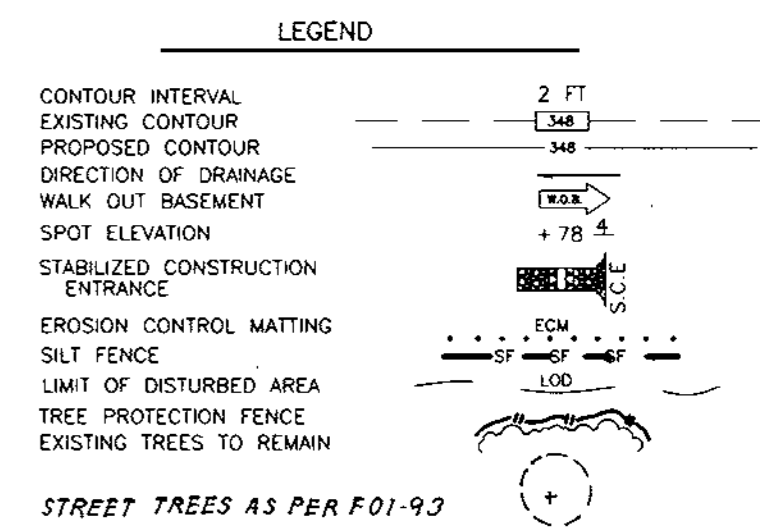
OWNER / DEVELOPER
 WAVERLY WOODS DEVELOPMENT CORP.
 c/o LAND DESIGN DEVELOPMENT, LLC
 8,000 MAIN STREET
 ELLICOTT CITY, MARYLAND 21042

CLARK · FINEFROCK & SACKETT, INC.
 ENGINEERS · PLANNERS · SURVEYORS
 7135 MINSTREL WAY • COLUMBIA, MD 21045 • (410) 381-7500 BALT. • (301) 621-8100 WASH.

DESIGNED - RMT	SITE DEVELOPMENT PLAN LOT 23-36, 50-66, 72 & 73 WAVERLY WOODS SECTION 11 AREA 4 THIRD (3rd) ELECTION DISTRICT HOWARD COUNTY, MARYLAND	SCALE 1"=30'
DRAWN KOL / JTR		DRAWING 3 of 6
CHECKED - BAL		JOB NO. 00-159
DATE 7-10-01		FILE NO. 00-159-X
FOR: PATRIOT HOMES P.O. BOX 1018 COLUMBIA, MARYLAND 21044		

(9)D:/Drawings/Waverly Woods/sheet2

No	REVISIONS	Date
1	Rev. hse. & grd. lots 27 & 73	12-20-01
2	Rev. hse. & grd. lots 31, from '4' Box to 'N' hse. El. 1	12-31-01
3	Rev. hse. & grd. lot 30, from 'B' Box to 'O' hse. (Rev.) El. 1	2-1-02
4	Rev. hse. & grd. lot 35, from 'I' Box to 'Y-II' El. 3, added Retaining Wall Detail	8-11-02



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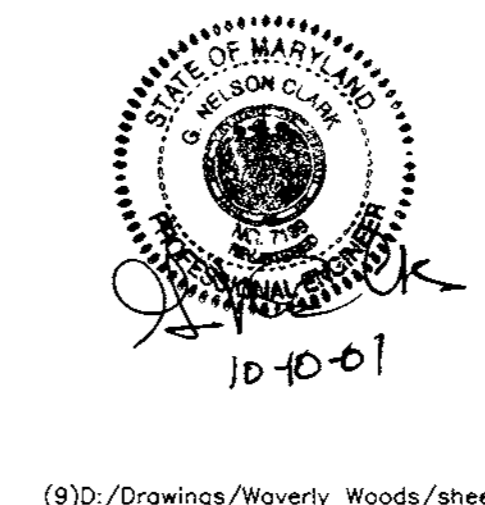
DESIGNED - RMT	SITE DEVELOPMENT PLAN LOT 23-36, 50-66, 72 & 73 WAVERLY WOODS SECTION 11 AREA 4 THIRD (3rd) ELECTION DISTRICT HOWARD COUNTY, MARYLAND	SCALE 1"=30'
DRAWN KQL / JTR		DRAWING 3 of 6
CHECKED - BAL		JOB NO. 00-159
DATE 7-18-01		FILE NO. 00-159-X
FOR: PATRIOT HOMES P.O. BOX 1018 COLUMBIA, MARYLAND 21044		

APPROVED: DEPARTMENT OF PLANNING & ZONING

[Signature] 11/20/01
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

[Signature] 11/30/01
 CHIEF, DIVISION OF LAND DEVELOPMENT

[Signature] 11/30/01
 DIRECTOR



(9)D:/Drawings/Waverly Woods/sheet2